



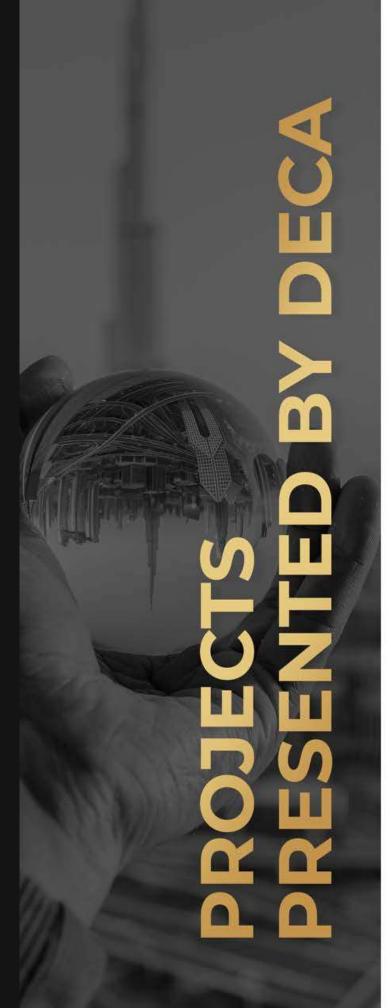
# CRAFTING A BETTER TOMORROW

DECA stands as a vanguard in development management and excels in the execution of complex projects. Our global presence is reinforced by a robust network of over 2,500 alliance partners anchored in Dubai, with expansive connections in the UK, US, France, Russia, China, India and South Africa.

Drawing on over 28 years of collective expertise, DECA is recognized as a dependable partner for firms globally. We take pride in our proven ability to actualize visionary concepts, seamlessly transforming innovative ideas into life.







■ Gardenia Livings, Arjan, Dubai

#### 4th Quarter of 2023

- Olivia Residences, DIP, 229 units, 254,000 sq ft
- Aark Residences, DLRC, 100 units, 97,000 sq ft

#### 1H 2024

- Trinity Residences, Arjan, 309 units, 450,000 sq ft
- Park Beach Residences, AlMarjanIsland, next to Wyn Casino, 120 units
- Arabian Hills Estate, Master Community featuring 5,967 Villa and Mansion Plots.
- Maritime Residences, JVC –150 units, G+5
- Park Beach Residences 2,AlMarjanIsland, next to Wyn Casino, 125 units
- Al Zorah Island, Porto Marina Residences, 240 units, 180,000 sq ft

#### 2H 2024

- Meydan Avenues, Branded Residence Tower, 200 units, G+21
- Dubailand Residence Complex, Luxury Residences, 200 units
- Meydan Avenues, Branded Residence Tower 2, 180 units, G+20
- Business Bay,Branded Residence opposite Metro, G+50
- Al Zorah Island, Marina Tower, 180 units
- Designer Hub, Wadi Al Safa 2, opposite Al Barari, 9 towers, 1 million sqft,
- Villa Community, off Dubai Al-Ain Road –featuring 300 Mansions, 12,000 to 14,000 sqft plots.

#### **GARDENIA LIVINGS**

ARJAN, DUBAI, UAE

Gardenia Livings is devoted to the creation of an exquisite lifestyle within Dubai. The luxurious landmark is situated in a lush green environment at the entrance to Dubai's Arjan, offering a lavish residential setting.

Apartments at Gardenia Livings feature a seven-floor elevation, situated in a perfect locality, a world-class architecture, incorporated with sophisticated interiors for every need, consisting of 15 types of 1 Bedroom and 11 types of 2 Bedroom apartments, each designed for maximum space, comfort, and luxury. The rooftop caters to an event space for 200 people, and its amenities include a designated fitness area, a barbecue space, and much more.

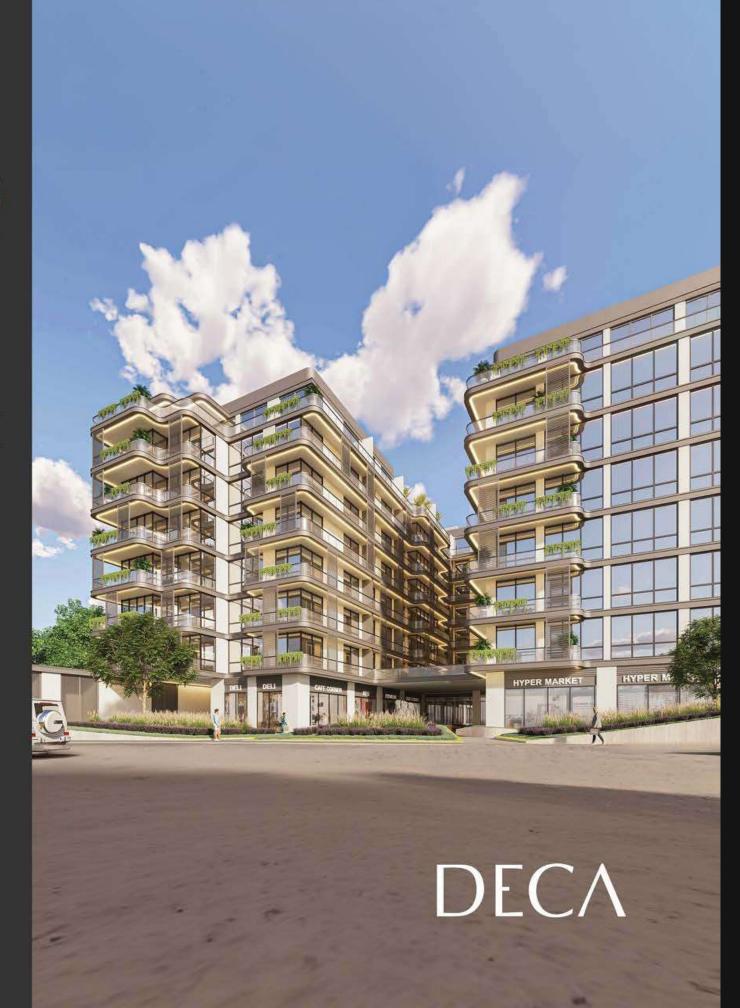


#### **OLIVIA RESIDENCES**

DUBAI INVESTMENT PARK, DUBAI, UAE

Olivia Residences, a modern contemporary residential build ing located in the Dubai Invesments Park, Dubai, UAE, is a true epitome of richness and elegance. The mid-rise modern contemporary residential building exemplifies the visionary design and innovative concepts that have come to define Dubai's urban landscape.

Olivia Residences boasts a sleek exterior, characterized by clean lines, floor-to-ceiling glass windows, and a seamless integration of cutting-edge materials. The building's façade is adorned with a combination of glazing and wood texture panels, creating a striking visual contrast against the azure sky.





#### TRINITY RESIDENCES

ARJAN, DUBAI, UAE

Discover a new standard of living in Arjan, Dubai, with our groundbreaking residential project. Boasting the area's largest entertainment podium, the development features a mix of 309 - 1, 2, and 3-bedroom apartments across 15 floors, equipped with private pools for an exclusive and luxurious lifestyle.

Situated opposite Dubai Hills, residents enjoy unparalleled convenience with proximity to Dubai Hills Mall, renowned schools like the Australian International School, and top-notch healthcare facilities such as Neuro Spinal Hospital and Mediclinic Parkview Hospital.

#### **ARABIAN HILLS ESTATE**

18 MINS FROM THE VALLEY, UAE

Situated just 18 minutes from The Valley on the Dubai-Al Ain Road, our visionary gated master community sets new benchmarks in luxury living. Offering villa and mansion plots ranging from 12,000 to 132,000 sqft, this development is an oasis of bespoke lifestyle opportunities.

Enveloped in nature, it features crystal lagoons, serene lakes, and pristine man-made beaches, alongside three shopping malls, two resorts, and a vibrant commercial district for unparalleled convenience.

The community caters to equestrian enthusiasts with polo grounds and horse-riding facilities, while also prioritizing education with state-of-the-art schools and fostering wellness with top-tier hospitals.

This self-sustaining ecosystem blends the peace of suburban life with the convenience of urban proximity, offering an ideal backdrop for crafting your dream residence in one of the region's most sought-after locations





#### PARK BEACH RESIDENCE

AL MARJAN ISLAND, UAE

Park Beach Residences emerges as a beacon of luxury on the pristine shores of Marjan Island, representing the epitome of upscale beachfront living. Envisioned as a boutique residence, this modern development is set to house an exclusive collection of 81 apartments, offering a choice of elegant studio, 1 and 2-bedroom havens, with sizes ranging from 450 to 1150 square feet.

Each residence is meticulously crafted to embody sophistication and comfort, appealing to discerning clientele who seek unparalleled luxury in their living spaces. With a design philosophy that marries contemporary elegance with the tranquillity of beachside living, Park Beach Residence introduces an array of amenities designed for the ultimate in relaxation and wellness.

The development boasts a state-of-the-art gym, a sauna, a steam room, and an exquisite infinity pool that blends seamlessly with the azure horizon, offering residents a serene oasis to unwind and rejuvenate.



#### **MILOS**

DUBAI LAND, DUBAI

At Dubai Land (DLRC), a prestigious addition of 190 luxury units marks a new standard of refinement in one of city's most vibrant neighbourhoods.

Covering a sprawling 180,000 sq ft, DLRC features an exclusive selection of 1, 2 and 3-bedroom apartments, each crafted to embody luxury and comfort.

This development stands as a testament to sophisticated living, offering residents an urban sanctuary within the bustling cityscape of Dubai.



#### MARITIME RESIDENCE

JUMEIRAH VILLAGE CIRCLE, DUBAI, UAE

An extravagant edifice will be unveiled, demonstrating a remarkable architectural achievement. This is an exquisite residential project situated in Jumeirah Village Circle, offering a sleek and sophisticated architectural design with exceptional amenities.

The building features 150 units in a Ground+ 5-floor elevation. The property provides a blend of Studio, 1-bedroom, and 2-bedroom units, with the added perk of a dedicated swimming pool exclusively available for the 1-bedroom and 2-bedroom apartments.





Nestled next to the illustrious Wynn Casino, this Branded Residence redefines the essence of luxury living. Mirroring the sophistication of Park Beach Residence, yet distinguished by its brand association and fully furnished interiors, this development offers an unmatched living experience.

Each detail is crafted with the utmost elegance, ensuring residents not only a home but a statement of opulence. With the allure of high-stakes entertainment just moments away, it stands as a beacon of luxury for those who desire the ultimate in lifestyle and location



#### **PORTO MARINA**

AL ZORAH ISLAND

Porto Marina offer a new pinnacle in luxury living, showcasing a collection of 240 meticulously designed apartments. Each abode serves as a private haven complete with its own pool, providing a serene escape into the calm of waterfront luxury. These residences are crafted to perfection, harmonizing the opulence of high-end living with the natural splendour of their surroundings, delivering a lifestyle that elevates beyond the conventional.

Upon entering the grandeur of Porto Marina, the lavishness of the lobby sets the tone for a home that's detailed with precision and care. Residents can indulge in an array of amenities designed to pamper and rejuvenate: from cutting-edge fitness centres to soothing saunas and steam rooms. The outdoor infinity pools, cascading into the horizon, create a luxurious sanctuary for relaxation, surrounded by lush gardens that carve out a tranquil haven, distancing one from the bustle of everyday life.

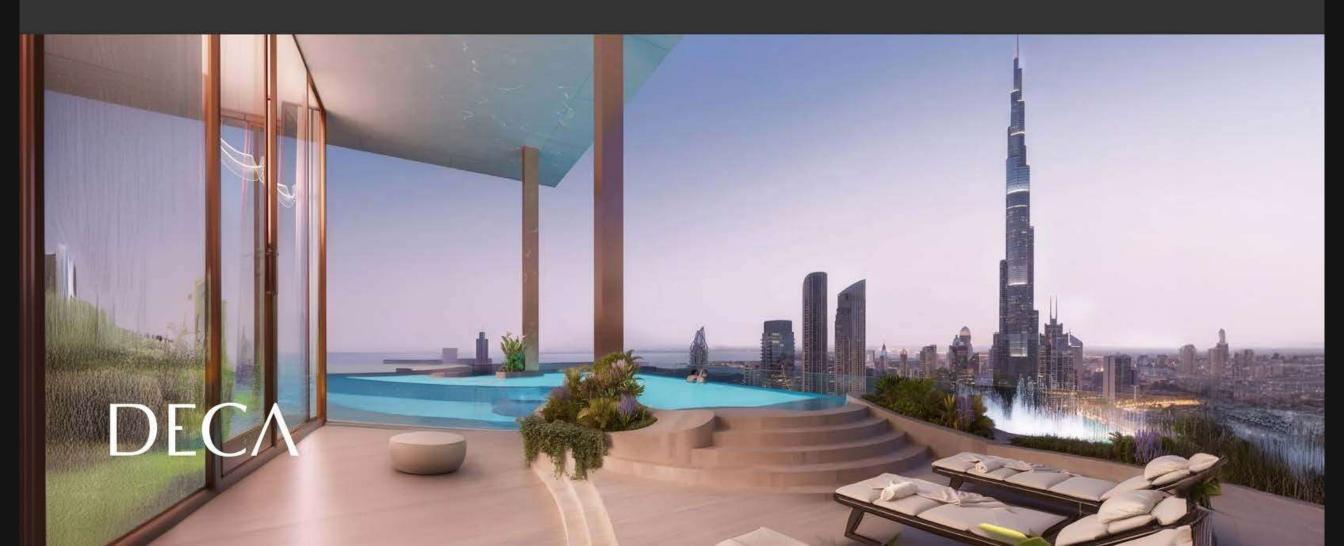


#### **BRANDED RESIDENCE**

MEYDAN AVENUES, DUBAI, UAE

Introducing a G+22 Tower at Meydan Avenues, a soaring testament to modern luxury and architectural finesse. This iconic development features a selection of 1, 2, and 3 bedroom apartments, each designed to embody the essence of contemporary living.

With sweeping views of the vibrant Dubai Skyline, residents can enjoy a blend of comfort, style, and convenience. The Tower is not just residences but landmarks of luxury, offering a unique lifestyle in the heart of one of the city's most dynamic neighbourhoods.





#### **DESIGNER HUB RESIDENCES**

WADI AL SAFA 2, DUBAI, UAE

Located opposite the lush expanse of Al Bararin Dubai, the Designer Hub stands as a visionary development poised to redefine urban elegance. Comprising nine meticulously crafted residential towers, this ambitious project will unveil 1000 luxury apartments, each a beacon of style and sophistication.

These branded residences are designed to seamlessly blend high-end design with the pinnacle of living standards, establishing a new benchmark for opulence in the city. Here, residents will experience the convergence of luxury, convenience, and cutting-edge design, all within a community that's set to become a new icon of Dubai's prestigious lifestyle.





#### **BRANDED RESIDENCE**

**BUSINESS BAY** 

Amidst the bustling heart of Business Bay, along the iconic Sheikh Zayed Road, stands a branded residence of unparalleled prestige. This 2 billion-dollar development epitomizes luxury urban living, offering residents a sanctuary of opulence in Dubai's centre of commerce and luxury.

This development is not merely a residence but a statement of prestige, promising exclusivity and convenience in one of Dubai's most esteemed districts. The interiors exude sophistication in every detail, from the bespoke finishes to the state-of-the-art amenities, echoing the modernity of its urban context.

Tailored for those with an eye for elegance and a taste for the extraordinary, the branded residence defines a lifestyle of distinction, setting a new precedent for luxury living right at the vibrant heart of Dubai.



#### **MARINA TOWER**

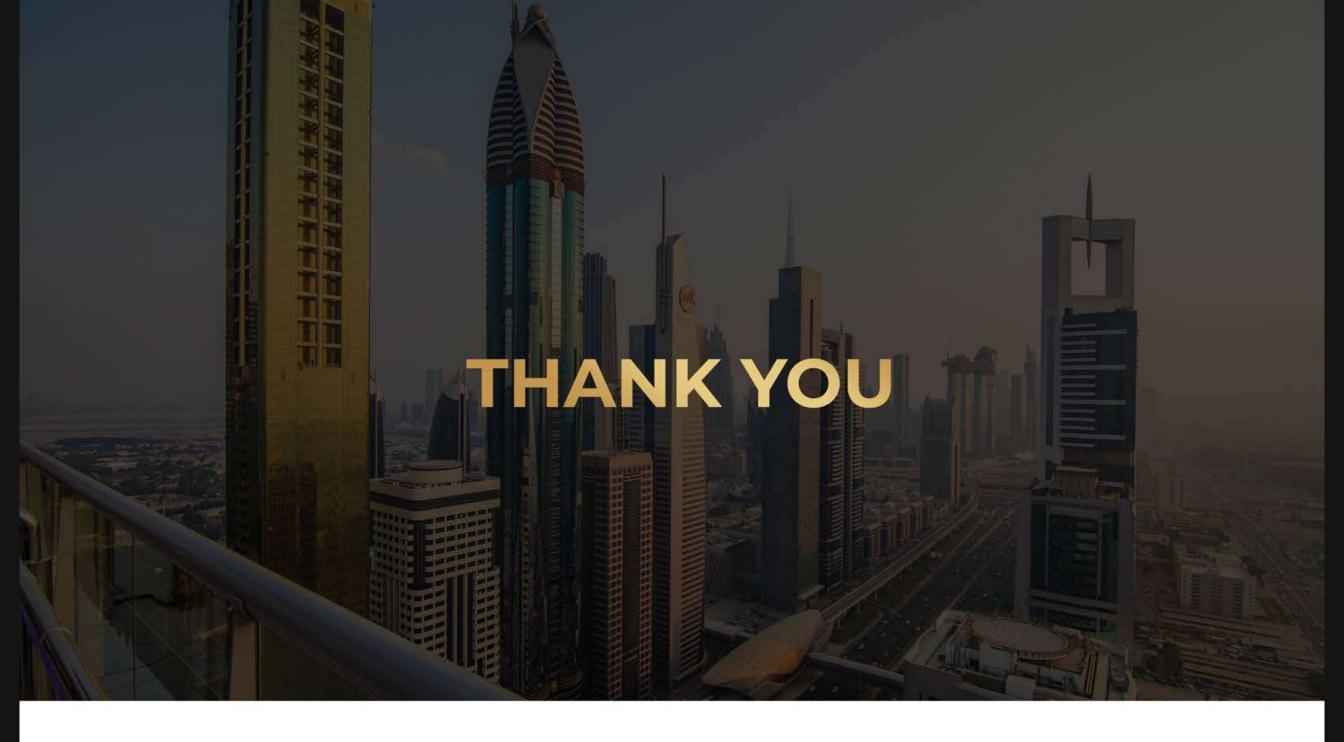
AL ZORAH ISLAND

Marina Tower stands as a testament to unparalleled luxury, stretching across 200,000 sqft of architectural excellence.

This prestigious development not only promises panoramic marina views but also elevates the living experience with personal yacht parking, offering residents direct access to their own slice of the high seas.

It's an embodiment of opulence, designed for those who seek a lifestyle marked by distinction and aquatic elegance.





# DECA

decaproperties.ae

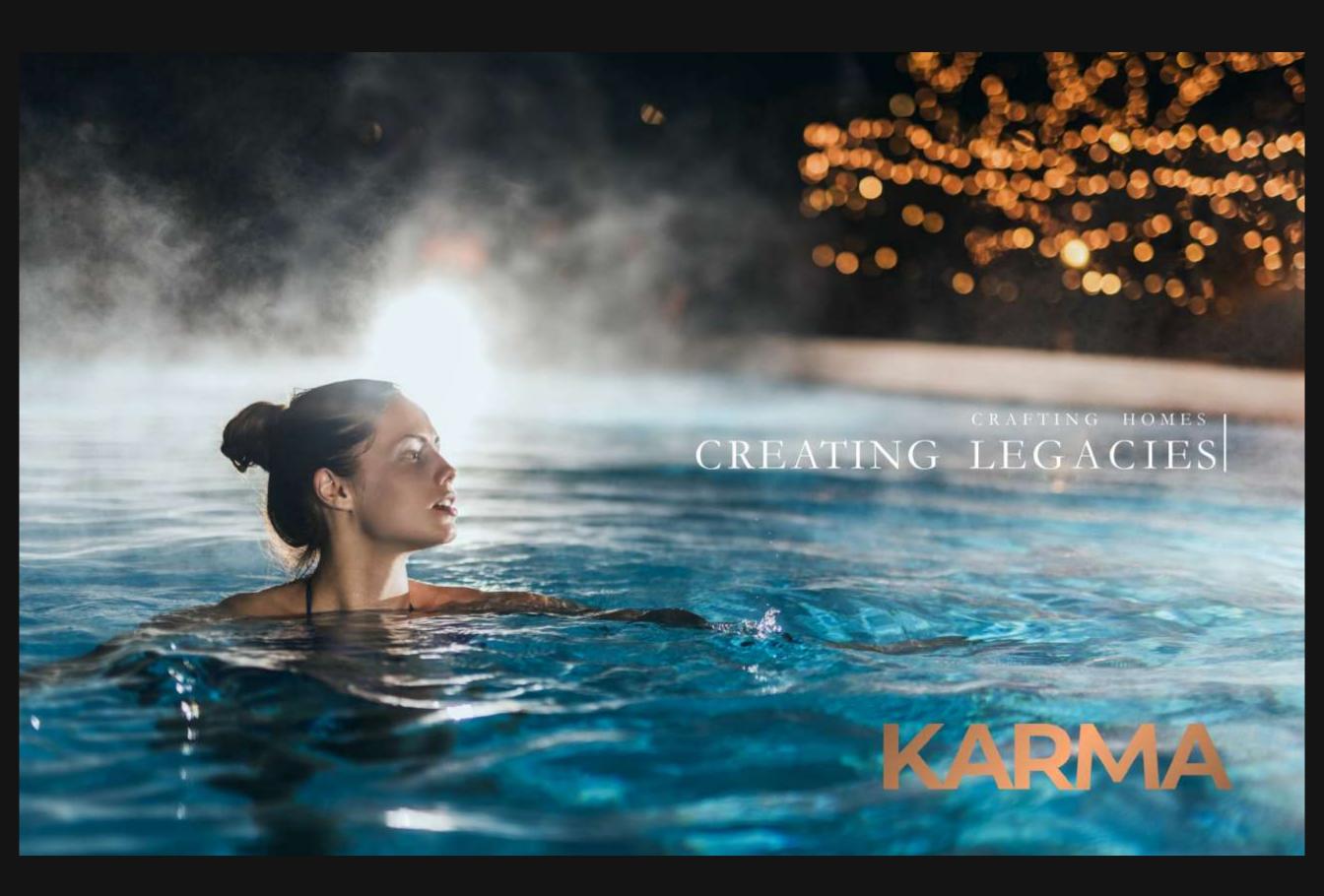


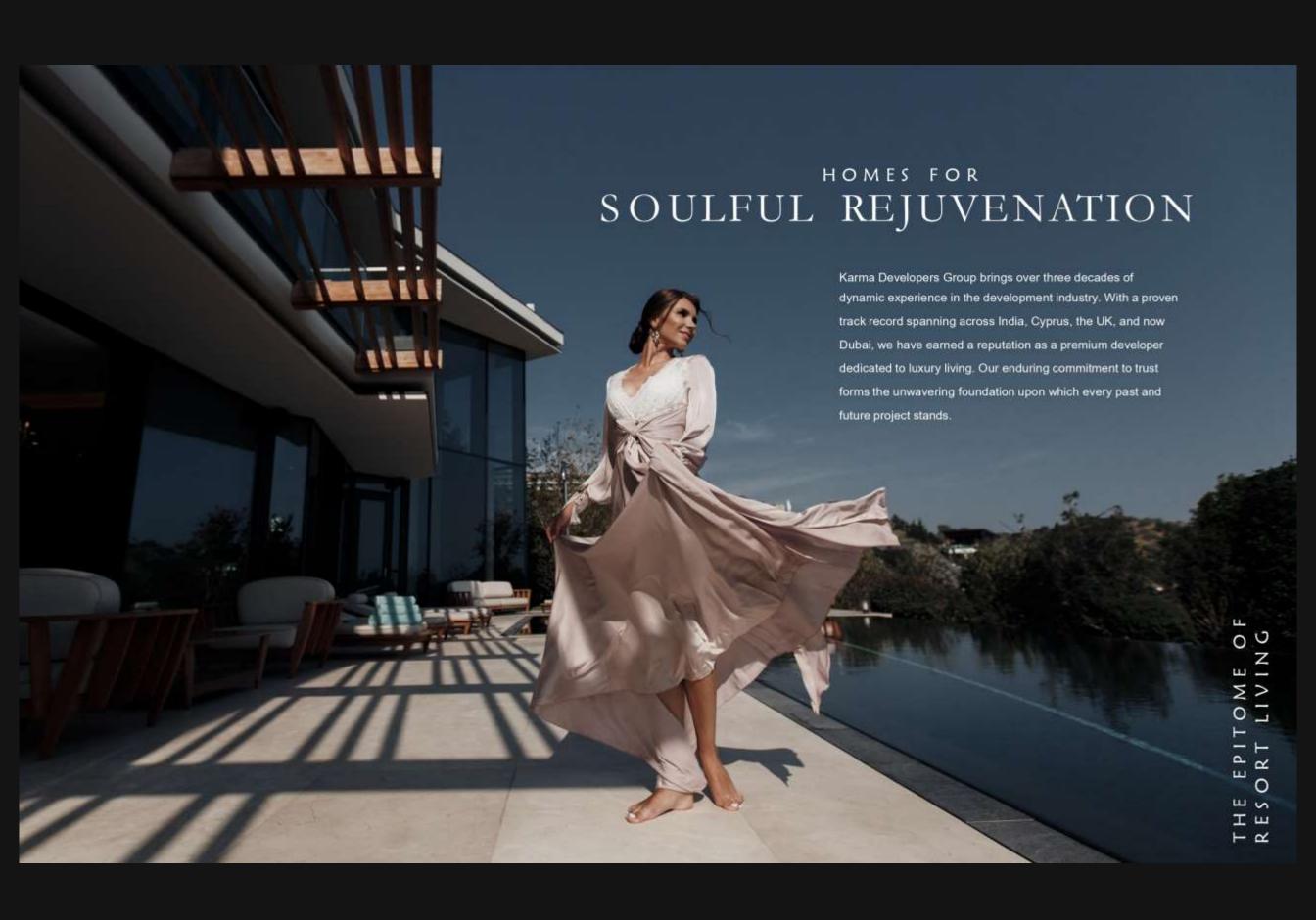


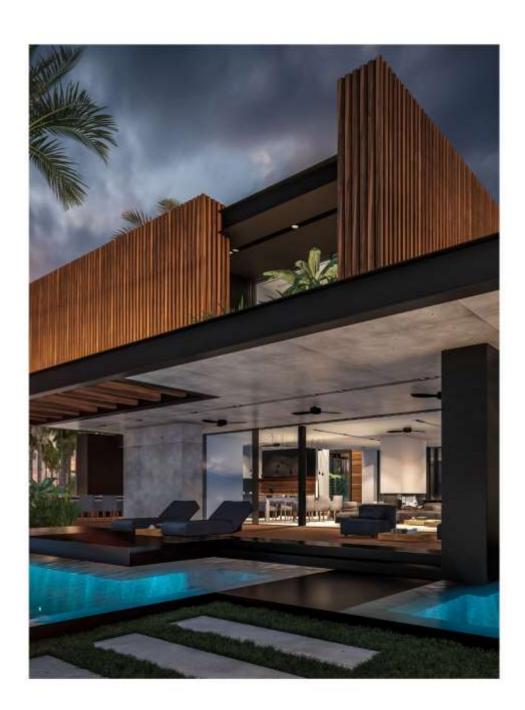
### KARMA

Home About Us Projects > Media Contact









#### DEVELOPMENTS BY THE GROUP

#### KARMA DEVELOPERS

#### DUBAI

- TRINITY BY KARMA
- MILOS
- OLIVIA RESIDENCES
- CENTURION ONYX
- THE BEACH HOUSE
- · GARDENIA LIVINGS
- · CENTURION RESIDENCE
- · CENTURION STAR
- CASA LUXO

#### **CYPRUS**

- THE PLAIDES VILLAS ALMYRA RESORT MALAMA
- AVENUE HESTILE AL-MARIA
- OLIVIA
- · NISSI RESIDENCES

#### UNITED KINGDOM

- · GRANDBELL PROPERTIES
- · RADFORD GATE

## PROJECTS

Karma Developers is a distinguished real estate firm with a strong presence in Dubai, the UK, and Cyprus. Renowned for their luxurious property developments, they prioritize high-quality, sophisticated yet practical living spaces. Their portfolio demonstrates a deep commitment to excellence and innovation in real estate, focusing on creating unparalleled living experiences. This firm is distinguished by its innovative strategies and unwavering commitment to outstanding real estate development.







# Opportunity to invest in the future



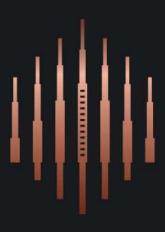
The only way to do great work is to do what you love

Mr. Tauseef Khan Chairman

Inquire for more info



# Dugasta Profile



DUGASTA

# Table of Contents

**About Dubai** 

About Dubai Real Estate

About Us

Our Project

## About Dubai

Dubai is the largest and most populous city in the UAE. There are approximately 2,780,000 residents from over 200 nationalities, plus countless tourists and traders on any given day!



The state-of-the-art technology and infrastructure, tax-free living, and a strategic location in the center of the major trading continents make **Dubai the ideal location to Live, to Invest, and to do Business.** 

The by-product of this is dynamic prosperity.....the reason that Dubai is one of the upcoming destinations in the world!

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# Fast Facts

- Country: United Arab Emirates
- International Airport: Dubai International Airport
- Language: Arabic and English
- Currency: Arab Emirate Dirham (AED)
- Population: Approximately 2.78 million
- Religion: Islam (though all other faiths are welcome)
- Government: Absolute monarchy
- Weekend: Saturday and Sunday

Since its formation in 1971, UAE has witnessed strong real estate growth. The UAE real estate market has become increasingly competitive. Increasing spending on infrastructure, relaxed laws for foreign investors, new government initiatives to drive investments, and new project announcements are expected to bring an overall development in the real estate sector, which will further enhance the interest of more investors.



# About Dubai Real Estate

Dubai is one of the prominent commercial and residential HUBS in the MENA region having a strong real estate market. Demand is majorly driven by the Expat population in the Emirate.

There are two types of land titles that are generally in practice in Dubai :

- LEASEHOLD TITLES
- FREEHOLD TITLES



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## Why Invest In Dubai?

#### HIGH CAPITAL APPRECIATION

With numerous infrastructure projects, retail spaces and attractions emerging in Dubai, the prices of residential units are on the upswing.

#### PROGRESSIVE ECONOMY

It is the fastest growing economy in the MENA region which means more business opportunities, population growth and increase in demand of housing.

#### DEVELOPMENT AND INNOVATION

What helps Dubai's economy and population grow at tremendous rates, is its state-of-the-art developments and innovation, from the tallest buildings to the largest airports. It's the 'City of Superlatives', as well as the "City of Innovation" after all!

## **Dubai- An Investors Delight**

### **HIGH RENTAL INCOME (as high as 8-10%)**

With many people travelling to Dubai in search of jobs and better life, rents of residential units are expected to increase.

#### EASE OF INVESTMENT

Duly Regulated Market controlled by robust laws. Dubai Freehold Property is open to Investors of all nationalities. Developers and Projects are registered, certified and approved by Government of Dubai, U.A.E.

#### HAPPY AND SAFE CITY

Dubai is ranked among one of the happiest and the safest city in the world.

### 100% TAX-FREE INCOME

#### **INVESTOR-FRIENDLY POLICIES**

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# Who We Are...



Suite 204, Emaar Square Building #4, Mohammed Bin Rashid Boulevard, Downtown, Dubai, U.A.E. Office: +971 4 2500 200

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## An Overview



City Properties Development was established in the year 2016 with a focused approach to **Quality Affordable Housing** on a flexible ownership plan.

Residences 1" which was delivered in May 2020 and backed by its successful launch, 2<sup>nd</sup> project "AI Haseen Residences 2" was started in December 2020 and in January 2023 was completed. Both these projects are located strategically in Dubai Industrial City-The City of Future.

## Our Journey

Incorporation of our Real Estate Business

1997 SS

2016

Launch of our Property Development Division Our Chairman and Founder Came to Dubai

Milestone
Achievement
50 Buildings in
our portfolio

And still going Strong!

2024

2021

2nd Project launched



2017

Launch of 1st Development Project

> Haseen Residences

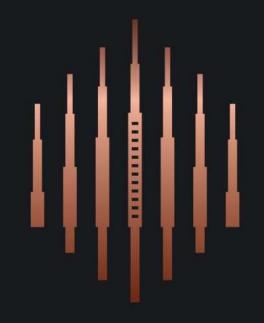
# Our Journey continues in 2024....



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Is now...



# DUGASTA

Dugasta

## An Overview



DUGASTA PROPERTIES LLC is a promising and evolving developer from Dubai, United Arab Emirates. Over more than **30+ years** in the real estate industry, the Chairman and Founder of DUGASTA PROPERTIES LLC, **Mr. Tauseef Khan** is an expert in the Real Estate Market backed by the longstanding success of a prolific portfolio of CITY TOWER REAL ESTATE, a property management company owned by **Mr. Tauseef Khan** in UAE since 1997, managing more than 40 buildings across UAE, DUGASTA PROPERTIES LLC is working towards providing its clients with **high-quality** and **value-for-money projects**.

The company's unique approach to business involves centering each development's appeal on **customer interests**. Whether this means a plethora of investment options or easy payment plans, DUGASTA PROPERTIES LLC has a wide umbrella of services to offer to property buyers.

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# An Overview



As Dubai's real estate market develops in line with international markets, consumers have come to expect higher value propositions from their choice of properties. DUGASTA is **ambitious**, **bold**, **and innovative**. Combined with our commitment to placing customer interests first, these values will take us far in creating a **legacy of excellence and trust**.

In every aspect, Dubai is living an outstanding story of success written by the vision and ambitions of the visionaries of the country. It has transformed into an international model city with sophisticated landmarks that have impressed the entire world. In this truly 21st-century city, we are aiming to become a "Developer of Choice" for investors world-wide by offering benefits and services which are attractive and totally out-of-box.

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# Our Philosophy



## **Mission**

To create a legacy of excellence and customer satisfaction in the real estate market. We recognize the varying needs of our customers ranging from affordable housing to luxury developments and are committed to serving those needs without compromising quality.

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# Our Philosophy



## Vision

To become a dynamic company with an established reputation for providing quality projects supplemented by unmatched service.

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# A Visionary Statement



"happiness and positivity in the UAE are a lifestyle, a government commitment, and a spirit uniting the UAE community. The government system is evolving to realize the goals that every human seeks: happiness for him and his family."

His Highness Sheikh Mohammed bin Rashid Al Maktoum,
 UAE Vice President, Prime Minister, and Ruler of Dubai

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## The Leader in Team

An example of perfection, passion & commitment!

His belief is "the only way to do great work is to do what you love"

His success story epitomizes U.A.E.'s ability to change people's lives. With the current demand for high-quality projects in popular locations around the city of Dubai, **Mr. Tauseef** has strong strategy, competence, and financial strength and is well-positioned to seize these exciting prospects while providing exceptional value to our clients.

A Civil Engineer by profession, Mr. Tauseef landed in UAE 31 years back in 1991. He began his career as a Civil Engineer in a construction company. And today, he owns a leading real estate company handling Building Portfolio worth more than AED 200 Million across UAE.

He is a UAE Gold Visa Holder and has achieved numerous awards in Golf.



**Tauseef Khan** 

Founder & Chairman

Dugasta

# Our Strengths



**Efficiency** 



Reliability



Commitment



Continuous Improvement

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# Core Values



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# Projects



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# Haseen Residences











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Launched in the year 2017, the first venture: "Al Haseen Residences 1" which was delivered in the year 2020 and in January 2023, "Al Haseen Residences 2". Both these projects are located in the strategic location of Dubai Industrial City- The City of Future.

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Floors : G+6+Roof

Location : Dubai Industrial City

No. of Apartments : 138

Type of Apartments : Studios, 1 Bedroom and 2 Bedroom Apartments

Other facilities : Gymnasium, central air conditioning,

swimming pool, party hall and 24x7 security.









Type of Project : Residential Building

Floors : B+G+6+Roof

Location : Dubai Industrial City

No. of Apartments : 139

Type of Apartments : Studios, 1 Bedroom and 2 Bedroom Apartments

Other facilities : Central air conditioning, 24X7 security, covered

parking and designated play area for children.

# Al Haseen Project









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# Al Haseen Project









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## Al Haseen Residences



Al Haseen Residences is a freehold property, a form of ownership which refers to the type of property purchase, where the buyer owns the plot as well as the unit. Buyer is the landowner and has the title deed under his/her name. An heir can inherit a freehold property from the title deed holder. The owner of a freehold property is entitled to lease, occupy or sell his/her property. The owner can use the property for any purpose as long as it is in accordance with the local rules and regulations.

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# Why Al Haseen Residences?

Al Haseen Residences is more than just an apartment in Dubai,

it's an "opportunity"!

Purchase a unit and take advantage of:

- Buy Back after 5 Years\*
- Guaranteed 10% Return on Investment for 5 years\*
- Flexible Payment Plan\*
- Service Charges Free for 5 Years\*

\*Terms & Conditions Apply



## Al Haseen Location brief

Al Haseen Residences is located in the residential sector of **Dubai Industrial** City (DIC), one of the commercial hubs of Dubai Industrial Park (DIP), the leading destination for UAE's biggest manufacturing sector. Several global companies attracted by DIP's exceptionally welcoming business environment have decided to locate here

This makes "AI Haseen Residences" a convenient residential address for a fast-growing workforce population, allowing workers to live close to where they work thereby reducing travel and other associated costs. DIC is also well positioned close to Dubai South, a master-planned city dubbed as "The Centre of Tomorrow".

With Dubai Industrial City gaining popularity as a sought-after residential location and a developing segment of the real estate market, **Al Haseen Residences is a wonderful place to invest.** 



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## Al Haseen Location brief

#### Nearby Attractions:

Al Haseen is conveniently located minutes from:

- Expo Mall: 10-15 minutes away
- Yiwu Market: 10-15 minutes away
- Ibn Battuta Mall: 15-20 minutes away
- Downtown Jebel Ali: 15-20 minutes away
- Al Maktoum International Airport: 15-20 minutes away
- Dubai Parks and Resorts: 15-20 minutes away
- Mall of the Emirates: 20-25 minutes away

### Nearby Communities:

- Dubai Investment Park: 10-12 minutes away
- District 2020: 15-20 minutes away
- Jebel Ali Village: 15-20 minutes away
- Palm Jebel Ali: 15-20 minutes away
- Dubai Sports City: 20-25 minutes away
- Jumeirah Golf Estates: 20-25 minutes away

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## Investment Brief

Minimum Ticket Size: AED 400K

Maximum Ticket Size: AED 1.5 Million

Base Price: AED 1000/-\* per sqft

Guaranteed ROI for 5 years:10%;

Guaranteed BUYBACK offer after 5 years\*

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# Thank You The future is in your hands

WWW.DUGASTA.COM





PROFILE H8S GROUP



Since our inception in 1971 under the visionary leadership of Chairman Mr. Choudry Muhammad Sana ul Haq, H&S Group has embarked on an unwavering journey marked by commitment, professionalism, and a relentless drive to surpass customer expectations. Guided by astute leadership, our industrious workforce has propelled us to international recognition.

Today, H&S Group stands as a titan across Pakistan, East Asia, South Asia, Africa, Europe, GCC, and the Middle East, with 12 subsidiaries showcasing our commitment to trust, integrity, and unwavering dedication.

From Automotive Trading to Industrial Machinery & Equipment, Dairy & Meat Products to Forged and Finished Steel Goods, Construction & Civil Engineering to Investment Management and Brokerage Services, H&S Group has left an indelible mark in diverse industries. Each endeavor is a testament to our distinction, woven with threads of accomplishment and the fabric of enduring triumph.

At H&S Group, we shape the future, epitomize excellence, and foster lasting partnerships. Our unwavering commitment to quality, innovation, and ethical business practices guides us through the dynamic global landscape.

With a steadfast resolve to exceed expectations, we set new benchmarks, embrace change, and transcend boundaries to deliver value to our clients, shareholders, and communities. Join us in our journey of continuous growth as we move forward into a future filled with promise and possibility.

## LEADERSHIP



EMAD HAQ
VICE CHAIRMAN
H&S GROUP

With over 28 years of extensive experience in business investments, his visionary leadership and innovative approach are reshaping the landscape of the Group, setting remarkable new standards.



SAAD HAQ GROUP CEO H&S GROUP

Leading as Group CEO at H&S, his international investment expertise propels remarkable success and exceptional service standards, driving the Group into new ventures and ambitious projects with a keen focus on development



CEO
H&S REAL ESTATE

A visionary behind H&S Real Estate's growth in the region. Under his leadership,H&S has become the top-ranked property investment company in the UAE. His philosophy of collaboration over competition percolates through all levels of .the organisation



MAKING YOUR DREAMS
A REALITY

W W W . H S P R O P E R T Y . A E



### ABOUT US

H&S Real Estate, an esteemed subsidiary of Haqsons Group, operates from its illustrious headquarters in Dubai, UAE. As a prominent global investment company, H&S boasts a vast workforce of over 300+ dedicated professionals and maintains a strong presence in five countries, including the United Arab Emirates, Pakistan, USA, Russia, Japan, and Angola.

With an exceptional track record spanning over several years, H&S has established itself as a prominent name in Dubai's Real Estate Development and Property Investments industry. As a leading force, H&S diligently caters to renowned development giants such as Emaar, Nakheel, Meraas, and Damac, leaving an indelible mark of trust and excellence in the UAE real estate landscape.

Established under the revered banner of the Haq family in 2006, H&S attributes its triumphant journey to the vision and dedication of the esteemed individuals behind its success.

Ranked as the number one company in the UAE, H&S proudly holds the privilege of being the most awarded company to date. Acknowledged by prestigious entities like Emaar, Dubai Land Department, and Tilal Al Ghaf, H&S has secured the top spot in terms of sales among all leading developers in Dubai. Through its innovative projects, H&S has redefined the very essence of luxury living, delivering unparalleled value and experiences to its esteemed clientele.

At H&S Real Estate, we continue to break boundaries, driving transformative change in the real estate industry, and empowering dreams to soar to new heights. Our unwavering commitment to excellence and passion for innovation set us apart, making us a trusted partner for your real estate needs. Join us on this extraordinary journey of success and experience the epitome of luxury living, redefined by H&S Real Estate.



#### EMAAR RECORD BREAKING ACHIEVEMENTS





NO.1 BY NAKHEEL PROPERTIES



**H&S AWARDED TOP** SALES COMPANY IN UAE



H&S NO.1 & MOST AWARDED REAL ESTATE COMPANY IN UAE

**H&S AWARDED NO.1 COMPANY IN UAE** 

DAMAC

NO.1 BY DAMAC



H&S AWARDED TOP SALES COMPANY IN



H&S AWARDED TOP SALES COMPANY IN



H&S AWARDED TOP SALES COMPANY IN DUBAI



Q1 BROKER **AWARDS 2021** 



DAMAC BROKER AWARDS 2022



H&S AWARDED TOP SALES COMPANY IN DUBAI

دائرة الأراضي و الأملاك Land Department



NO.1 BY DUBAI LAND DEPARTMENT



H&S AWARDED NO.1 SALES COMPANY IN UAE



H&S AWARDED NO.1 SALES PERFORMANCE, FORTUNE-5



H&S AWARDED BEST SALES SERVICE IN DUBAI

DUBAI

NO.1 BY DUBAI HOLDINGS

DUBAI PROPERTIES | MERAAS



NO.1 BY MAJID AL FUTTAIM, TILAL AL GHAF





1ST PERFORMING BROKER



TOP PERFORMING PARTNER - 2021



OUTSTANDING PERFORMANCE - 2022



DARGLOBAL

NO.1 BY DARGLOBAL



NSHAMA®

NO.1 BY NSHAMA



# **EMAAR**RECORD BREAKING ACHIEVEMENTS

2015 2016 2017 2018 2019 2020 2021 2022 2023



H&S AWARDED TOP SALES AT COMPANY IN DUBAI

DUBAI PROPERTIES



H&S AWARDED TOP SALES AT COMPANY IN DUBAI

MAF, TILAL AL GHAF



H&S AWARDED OUTSTANDING SALES IN DUBAI

DUBAI PROPERTIES



H&S AWARDED TOP SALES AT COMPANY IN DUBAI

DAMAC



H&S AWARDED **TOP SALES** AT COMPANY IN DUBAI

**DUBAI PROPERTIES** 



H&S AWARDED OUTSTANDING PERFORMANCE AT COMPANY IN DUBAI

**TILAL AL GHAF** 



H&S AWARDED TOP PERMORMING AGENCY IN DUBAI

DARGLOBAL



H&S AWARDED TOP SALES AT COMPANY IN DUBAI

DAMAC



H&S AWARDED OUT STANDING PERFORMANCE AT COMPANY

**EMAAR** 



H&S AWARDED
THE BLACK ONYX AWARDS

**DUBAI PROPERTIES | MERAAS** 

# **EMAAR**RECORD BREAKING ACHIEVEMENTS

2015 2016 2017 2018 2019 2020 2021 2022 2023



H&S AWARDED TOP SALES COMPANY IN DUBAI

**DUBAI HOLDING** 



H&S AWARDED TOP ACHIEVEMENT AWARD

DUBAI HOLDING



H&S AWARDED TOP SALES AWARD

MERAAS



H&S AWARDED **TOP SALES** AT PROJECT LAUNCH

MERAAS



H&S AWARDED TOP SALES COMPANY IN DUBAI

DUBAI HOLDING



H&S AWARDED TOP SALES AT COMPANY IN DUBAI

NSHAMA



H&S AWARDED **NO.1** SALES COMPANY IN DUBAI

TILAL AL GHAF



H&S AWARDED TOP SALES COMPANY IN DUBAI

DAMAC



H&S AWARDED TOP SALES COMPANY IN DUBAI

DAMAC



H&S AWARDED TOP SALES COMPANY IN DUBAI

DAMAC

#### ALLAIANCES INDUSTRY PARTNERS

FORGING STRONG ALLIANCES

IIII MERAAS

H&S REAL ESTATE

#### **INDUSTRY PARTNERS - OUR ESTEEMED COLLABORATORS**

Our cherished partnerships with industry leaders serve as a cornerstone, empowering us to cater to our valued clients' desires in any location or with any preferences they may have. With unwavering dedication to our clients, we guarantee a first-class service experience at all times. Our commitment extends beyond the ordinary; we persistently strive to surpass expectations, setting new standards of excellence.

#### LEADERS TRUST LEADERS

At H&S Real Estate, we uphold a philosophy of trust and reliability. As leaders in the real estate industry, we command the trust of our clients, who place their faith in us to lead them towards exceptional opportunities. In return, we entrust our success to our clients, acknowledging that their trust fuels our journey to greater heights. This mutual respect forms the bedrock of our flourishing partnerships and drives us to continue exceeding expectations with every endeavor.





### H&S HOTELS, LAHORE



#### PAKISTAN'S FIRST LUXURY BOUTIQUE HOTEL WITH 5-STAR LIVING EXPERIENCE

H&S is redefining the identity of Luxury Boutique Hotels and Luxury Shopping experience with its launch of H&S Hotels and One Liberty mall located at Main Noor Jehan Road, Lahore, Pakistan.

You can Discover a 5-Star experience in the heart of Lahore city. For the first time in Pakistan, H&S brings you a luxury boutique hotel apartment with 5-star amenities, Deluxe rooms, and Executive Suites.

Set lasting impressions when you book our Executive Lounge for an important meeting and indulge in the many luxury facilities and services for your convenience and comfort.

# 18 GULBERG, LAHORE DELIVERED PROJECT



#### **A Contemporary Classic**

A majestic and luxuriously styled European architecture inspired apartments, nestled in the most prime location, in Lahore. 18 Gulberg is the emblem of Victorian themed apartments that feature a grand living experience coupled with security and worldclass amenities to maintain the highest living standards of any residential project.

### HEALTH HUB, ISLAMABAD



Hailing from the Real Estate experience of Dubai, H&S introduced first-of – its kind Healthcare
Oriented Real Estate project in DHA Islamabad. "Health Hub" is all set to emerge as the Premiere
Healthcare and Lifestyle Destination for the residents of Twin Cities.

### OAK RESIDENCY



H&S takes pride in serving the real estate requirements of the metropolitan city of Karachi by creating an aesthetically well-planned living paradise for Karachites. We are pleased to bring you a world-class destination equipped with all modern day requirements. We are determined to provide our end users and prospective investors with a range of villas, developed plots and amenities in a secured gated community environment ideally suited for living.

### ONE LIBERTY MALL, LAHORE

The best investment opportunity in the heart of Lahore's bustling business district, Liberty Market. Our project is on the brink of completion, offering you the chance to own a store and brand store in this prime location. Situated in the thriving hub of Gulberg, with convenient access from Noor Jehan Road, this is your perfect opportunity to secure a strategic business asset





CRAFTING A BETTER TOMORROW

W W W . D E C A - P R O P E R T I E S . C O M



#### DÈCA

#### **GARDENIA LIVINGS**

ARJAN, DUBAI, UAE

Gardenia Livings is devoted to the creation of an exquisite lifestyle within Dubai. The luxurious landmark is situated in a lush green environment at the entrance to Dubai's Arjan, offering a lavish residential setting.

Apartments at Gardenia Livings feature a seven-floor elevation, situated in a perfect locality, a world-class architecture, incorporated with sophisticated interiors for every need, consisting of 15 types of 1 Bedroom and 11 types of 2 Bedroom apartments, each designed for maximum space, comfort, and luxury. The rooftop caters to an event space for 200 people, and its amenities include a designated fitness area, a barbecue space, and much more.





#### **CASA LUXO**

JUMEIRAH VILLAGE CIRCLE, DUBAI, UAE

Casa Luxo, located in the Jumeirah Village Circle community, offers 10 of the most opulent and prestigious villas in the area. These villas are two stories tall and exude luxury and elegance. Upon entering Casa Luxo, you will be greeted by a spacious sitting area adorned with floor-to-ceiling windows, allowing for abundant natural light and breathtaking views of the surroundingsv. The open kitchen design is a focal point of the villas, featuring fully fitted Italian appliances and quartz countertops that add a touch of modern sophistication to your home. One of the standout features of Casa Luxo is its integration of smart technology. Each floor is equipped with a video intercom system that connects to the front door, complete with a camera for added security and convenience. The entire home is fitted with touchscreen light switches, allowing you to easily control the lighting with a simple touch. Additionally, the air conditioning system can be controlled remotely through a dedicated app, ensuring optimal comfort at all times.





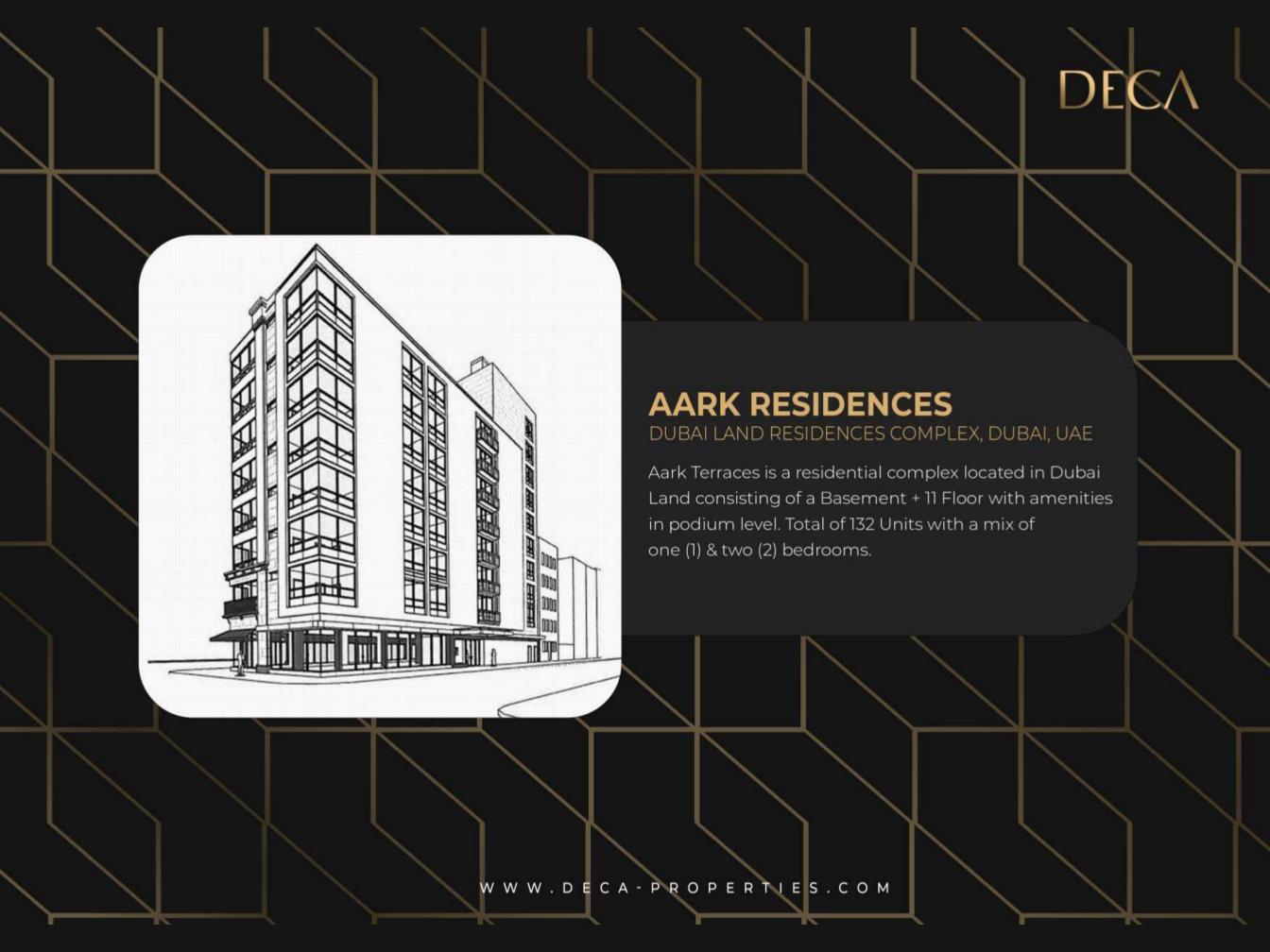
#### **AARK RESIDENCES**

DUBAI LAND RESIDENCES COMPLEX, DUBAI, UAE

Aark Residences is a remarkable architectural achievement that showcases the magnificence and innovation of human imagination. It embodies the essence of contemporary and vibrant living, offering meticulously designed homes that seamlessly blend with the surrounding natural environment. The abundance of top-notch amenities ensures that residents enjoy an unparalleled experience of comfort and hospitality.

Situated in Dubai Land, Aark Residences is a brand-new residential development that features exquisite 1 and 2 Bedroom apartments launching in September 2023. Among its many stunning features, the infinity pool stands out as one of the most captivating spaces within the complex. Additionally, the Activity Area at Aark

Residences offers a serene outdoor setting with unobstructed views, where residents can enjoy a harmonious combination of social well-being and entertainment. This area includes a shaded kitchen and a lounge space, providing the perfect environment for relaxation and leisure activities.







### 5 STAR, HOTEL & BRANDED RESIDENTIAL

BEACH RESORT, AL MARJAN ISLAND

This colossal project encompasses a 5-star hotel, branded residential units, and a beach resort, a 4-minute stroll away from Wynn Casino Resort. Located on Al Marjan Island Ras Al Khaima. This exclusive collection of branded apartments will be spread across approximately 1.1 million sqft of residential space, offering breath-taking views of the water and beach. The property features a beachfront of over 1000 sqft and a frontage of 1120 sqft along the main road.

W W W . D E C A - P R O P E R T I E S . C O M





#### **OLIVIA RESIDENCES**

DUBAI INVESTMENT PARK, DUBAI, UAE

Olivia Residences, a modern contemporary residential building located in the Dubai Investments Park, Dubai, UAE, is a true epitome of richness and elegance. The mid-rise modern contemporary residential building exemplifies the visionary design and innovative concepts that have come to define Dubai's urban landscape.

Olivia Residences boasts a sleek exterior, characterized by clean lines, floor-to-ceiling glass windows, and a seamless integration of cutting-edge materials. The building's façade is adorned with a combination of glazing and wood texture panels, creating a striking visual contrast against the azure sky.

### DECA

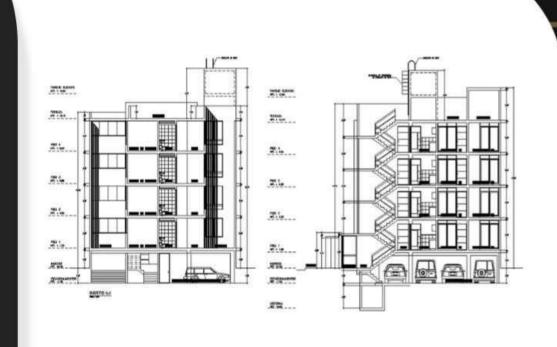
#### **DECA HEIGHTS**

JUMEIRAH VILLAGE, DUBAI, UAE

An extravagant edifice will be unveiled, demonstrating a remarkable architectural

achievement. Deca Heights is an exquisite residential project situated in Jumeirah Village Circle, offering a sleek and sophisticated architectural design with exceptional amenities

Apartments in Deca Heights feature a Ground + 4-floor elevation. The property provides a blend of Studio, 1-bedroom, and 2-bedroom units, with the added perk of a dedicated swimming pool exclusively available for the 1-bedroom and 2-bedroom apartments.



## DECV

### DECA WATERFRONT RESIDENCES LUXURY RESIDENTIAL BUILDING

DECA Waterfront Residences is a luxurious residential development. These waterfront apartments are brimming with natural light, a sense of openness, and lavishness. Expansive private terraces offer stunning panoramic views.



### EMAD MOTORS



Since the inception of the company in the DUCAMZ Free Zone of Dubai in 1991, Emad Motors has grown to be a market leader in the export of vehicles.

With Emad Motors as its base in Dubai, Haqsons Group is increasing its activities in Middle East and Africa, as Dubai is "The New Commercial Hub of the World"

We are ideally positioned to offer the best service in the UAE and throughout the world with 100% client satisfaction. Thanks to our 30+ years of expertise in this field with international clientle like presidents & hollywood actors.

Emad Motors has showrooms and retail branches in Dubai, Japan and Angola. We specialize in exporting Luxury Cars as well as other Prestige Cars outside of the UAE to any desired location in the world.

#### **OUR CUSTOMERS**











WWW.EMADMOTORS.COM

### HAQSONS CORPORATION JAPAN

Haqsons Corporation Japan was established in 2005 in Fukuoka City Japan. A vision held by Mr Haq to become a leading general trading company in Japan.

HCJ is considered one of the leading trading companies in Fukuoka City. The goal wasn't just to be the leading general trading company in Japan, but to be the best. Since its inception till now HCJ has been successful and is considered one of the most vital companies in Fukuoka City by its continues success and standout popularity.



### HAQSONS ENGINEERING

Haqsons was established in 1979 initially dealing with car air condition as Saad Air Condition.

Since the Haqsons was growing by adding new production lines, this growth in products and market lead to a necessity and the establishment of Haqsons Engineering in Karachi, Pakistan.

Haqsons aims to provide its clients with the highest possible standards of the body - building industry. We always seek for enhancement, professionally trained and skilled staff and in course seeking improvements to reach the cutting edge in engineering, manufacturing and quality.

We are not committed to any particular type of chassis. Instead, we are independent and flexible to deal with any type of requirement within range.



#### HST TECHNOLOGIES



Trading cryptocurrencies can be a very difficult concept to understand, which is why we offer the best, updated, and enhanced technologies required at HST Technologies.

We further provide practical and approved guides that cover the basics of how cryptocurrency works and how you can start trading it.

This is our expertise and guide that will cover all the basics you need to know about how cryptocurrency trading works, you are going to have a successful cryptocurrency trade across the world.

If you are planning on buying a lot of cryptocurrencies, you can count on us since we have the right expertise.

#### SAAD AIR CONDITIONING



Saad Engineering Works (SAAD) was set up in 1980 in Pakistan as a distributor for air-conditions and air-conditioning equipment for the automotive industry.

The company has grown to be one of the largest air-conditioning distributors in Pakistan and is now providing engineering services and products globally.

The company distributes its products for the full range of the automotive industry in automobiles, trucks, buses, industrial heavy and automobiles.

# HSR - L.D.A, ANGOLA

HSR (L.D.A) - Angola is a local Angolan, business, social and environmental Group. It was created for the benefit of Haqsons Group, in collaboration of local citizens of Angola and the Government of Angola as a whole.

HSR has automobile showrooms in the city of Luanda, Lubango & Benguela. It offers spare parts, brand new & used parts and engines for all vehicles.



# TOMC REVOLUTIONIZING PAKISTAN'S MEAT SECTOR – WITH FRESH AND TENDER MEAT SINCE 2010



The Organic Meat Company Ltd. is a world-class meat producer satisfying all the international standards of hygiene and agricultural produce practices. Our processing plant based in Karachi, Pakistan, possesses various facilities to provide tender, fresh, and healthy meat to our valued customers globally.

Our motto is: "We Produce The Best".

# MEDIA & PRESS RELEASE



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#### H&S Real Estate wins award for sales success

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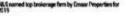
H&S featured in Khaleej Times for Winning No.1 Award in Emaar Propertic Year 2018

KHALEEF TIME



H&S Note of Appreciation to Emaar for Awarding H&S as No.1 in Emaar Properties Year 2018

GULF NEWS



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H&S featured in Khaleej Times for Winning No.1 Award in Emaar Properties Year 2019

KHALEEI TIMES



H&S featured in Khaleej Times for Wanning No.1 Award in Emaar Properties and making record hreaking sales on Earching Emaar Parocema in Pakistan Year 2020.

EHALEST TIMES





#### H&S HOSTED AT BIGGEST PAKISTAN PROPERTY EXPO IN DUBAI - 2021



H&S HOST BIGGEST CHINESE NEW YEAR CELEBRATION EVENT IN DUBAI - 2022

# FOREIGN MINISTER OF PAKISTAN CONGRATULATES H&S GROUP H&S REAL ESTATE AS THE BIGGEST PROPERTY COMPANY IN UAE

OVER AN SPICIOUS DINNER HOSTED BY H&S IN DUBAI





FOREIGN MINISTER OF PAKISTAN SHAH MAHMOOD QHURESHI

## PAKISTAN PRIME MINISTER MR SHEHBAZ SHARIF MET WITH H&S GROUP CEO MR SAAD IN ABU DHABI

PRIME MINISTER DISCUSSES INVESTMENT OPPORTUNITIES AND FORMING STRONGER TIES WITH THE UAE







PARDAIS NEWS



PRIME MINISTER OF PAKISTAN IMRAN KHAN



GROUP CEO MR.SAAD
HIGH LEVEL MEETING
WITH IMRAN KHAN
PRIME MINISTER OF
PAKISTAN







#### PRESIDENT OF PAKISTAN DR. ARIF ALVI & GOVERNOR OF SINDH PROVINCE IMRAN CHAUDRY

**GROUP CEO MR.SAAD H&S GROUP** FOR PIONEERING PROFITABLE INNOVATION IN REAL ESTATE, IN DUBAI AND PAKISTAN. RECOGNIZING EXCELLENCE AND FORWARD THINKING!"



#### **EMAAR**

#### **INAUGURATING EMAAR'S FLAGSHIP SALES CENTRE**



**EMAAR PROPERTIES GROUP CEO AMIT JAIN** INVITES **GROUP CEO - MR. SAAD HAQ** TO CUT THE RIBBON TO AND OFFICIALLY OPEN THE NEW EMAAR FLAGSHIP SALES CENTER IN DOWN DUBAI.

**EMAAR SALES CENTER 2022** 

DAMAC

# GROUP CEO MR SAAD HAQ WITH OWNER AND FOUNDER OF DAMAC PROPERTIES MR HUSSAIN SAJWANI



#### DAMAC

OWNER AND FOUNDER OF DAMAC PROPERTIES

MR. HUSSAIN SAJWANI WITH GROUP CEO MR SAAD HAQ





40 YEARS ANNIVERSARY

#### **DUBAI CHAMBER AWARD**



DUBAI CHAMBER RECOGNIZED **H&S GROUP** FOR BEING AN ACTIVE

AND SUPPORTING MEMBER OF THE

PAKISTAN BUSINESS COUNCIL IN DUBAI







SHEIKH NAHYAN BIN MUBARAK AL NAHYAN.
MINISTER OF CULTURE, YOUTH, AND SOCIAL DEVELOPMENT IN DUBAI

#### **EMAAR**

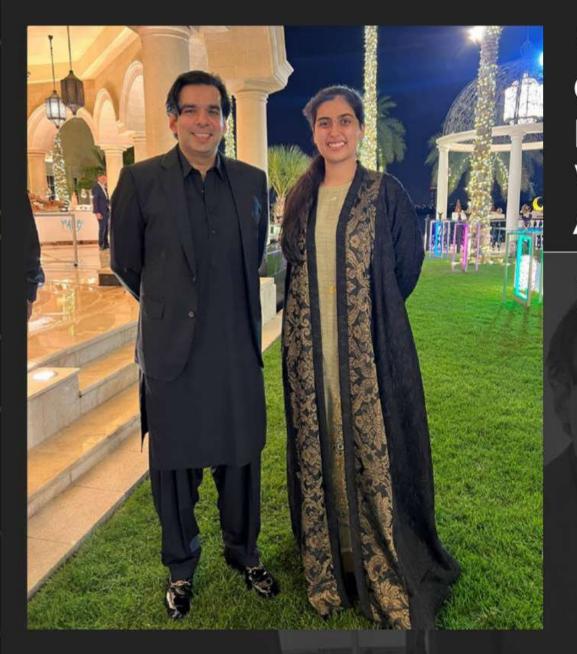


# H&S GROUP **GROUP CEO**MR SAAD HAQ WITH CHAIRMAN OF EMAAR MR MOHAMED ALABBAR

2021 EMAAR AWARDS



H&S AWARDED TOP PERFORMING IN 2021 ANNUAL EMAAR AWARDS



H&S GROUP
GROUP CEO
MR SAAD HAQ
WITH
AMIRA SAJWANI

DAMAC PROPERTIES

DAMAC



MINISTER OF STATE FOR FOREIGN TRADE
AND MINISTER IN CHARGE OF TALENT
ATTRACTION ANDRETENT ION AT MINISTRY
OF ECONOMY, UAE RECOGNIZES MR. SAAD
HAQ GROUP CEO H&S GROUP FOR BEING
THE MOST INNOVAT IVE AND
NO. 1 COMPANY IN DUBAI



## WE'D LIKE TO KNOW HOW H&S REAL ESTATE CAN HELP YOU. PLEASE GET IN TOUCH TO SEE WHERE WE CAN MAKE A DIFFERENCE. PROPERTY INFORMATION CAN ALSO BE ACCESSED VIA DEDICATED COMPANY WEBSITES.

H&S UAE HEAD OFFICE
CONTACT INFO.
GREY SQUARE BUILDING, SHOWROOM 2
ALBARSHA 2, UMM SUQEIM ROAD,
DUBAI, UNITED ARAB EMIRATES
PHONE: +971 4 3454 888
CALL: +971 54 444 9888
EMAIL: INFO@HSPROPERTIES.AE
WEBSITE: WWW.HSPROPERTY.AE

H&S UAE AJMAN OFFICE
CONTACT INFO.
UNIT 38 , FLAMINGO VILLA
AL ZOHRA , AJMAN
UNITED ARAB EMIRATES
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WEBSITE: WWW.HSPROPERTY.AE

H&S PAKISTAN KARACHI OFFICE CONTACT INFO. PLOT C-2-C, OFFICE NO.101, 1ST FLOOR KHAYABAN -E- TANZEEM, ADJACENT IDEAL BAKERS, DHA PHASE 5, TAUHEED COMMERCIAL AREA, KARACHI, PAKISTAN PHONE: +92 021 35872201 CALL: +92 300 0303921

H&S PAKISTAN ISLAMABAD OFFICE
CONTACT INFO.
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ISLAMABAD, PAKISTAN PHONE: +92 0333117676
EMAIL: INFO@HSPROPERTYPK.COM
WEBSITE: WWW.HSPROPERTYPK.COM

EMAIL: ADMINKARACHI@HSPROPERTYPK.COM WEBSITE: WWW.HSPROPERTYPK.COM

H&S ANGOLA ADDRESS IS HSR ANGOLA LDA 44-45E RUA AEROPORTO LUANDA, ANGOLA CALL: +244 934 040 000





ETIHAD TOWN

**ETIHAD GARDEN** 

**ETIHAD GROUP** 

VR TOUR PAYMENT PLAN

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MEDIA CONTACT

















# -- REAL ESTATE PROJECTS --

#### About The Developer

Etihad GPOUP prides itself on a portfolio showcasing an expansion far beyond real estate, Fro, From engineering and large-scale production to hospitality and energy sectors, our business inculcates all allowing us to be among the top 5 largest group leaders in Pakistan. Our projects include the renowned Etihad Town Lahore (Phase I & II), Etihad Garden Rahim Yar Khan (Phase I & II), Sukh Chan Gardens Lahore & Sukh Chan Apartments Islamabad, all built by our in-house construction and developing company i.e. Technical Associates Pakistan (PVT) Ltd (TAPL). TAPL has constructed various landmarks across the country and continues to be one of the best in the development sector.

Our vast portfolio has allowed us to create employment for over 10,000 individuals and consequently enable us to do our fair share for alleviating poverty and unemployment in every sector. We encourage individuals to operate to their optimum level whilst earning in order to live the right way.

Planned with leisure. luxury. & security, our goal is to provide you with care, safety, and peace while simultaneously enjoying a luxurious lifestyle.





#### **About** The Project

#### Etihad Town (Phase I & II): Luxury Living

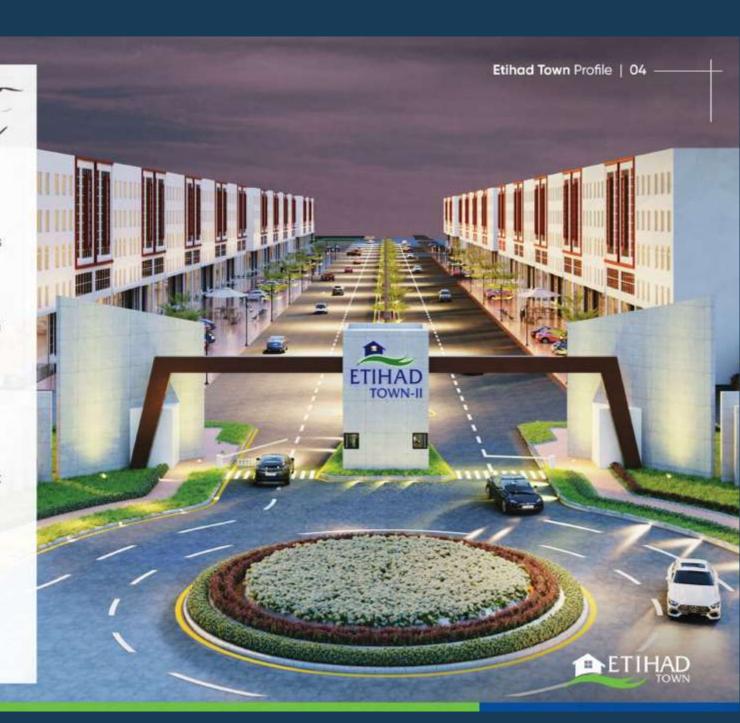
We launched Etihad Town Phase I a few years back with the aim to reflect the standards and merit of Etihad Group. Spanning over an area of almost 2,000 Canals, Etihad Town Phase I is an ongoing venture residing 200+ families which has inspired us to create its latest successful block The Royal Enclave which centers around our core feature, that is, giving you the luxury living you desire.

Since we believe in delivery, after the record-breaking success of Etihad Town Phase I in the heart of Lahore, we are thrilled to announce the commencement of **Etihad Town**Phase II. Planned with the same requisites and keeping in mind the core standards of the Etihad Group, Etihad Town Phase II is a project close to our hearts and carries the legacy of the former phase.

With an area spread of over 4,000 Canals and a main boulevard spanning 150 feet wide, this residential community is a dream come true, A fully gated community with an easily accessible location, Etihad Town Phase II is a state-of-the-art living center. It is approved by the Lahore Development Authority (LDA) along with all other relevant authorities in order for you to experience your safest and most peaceful living With two structured roads passing through the society itself, Etihad Town Phase II is nothing short of a treasure.

We have designed and constructed this project by keeping in mind your every need. Some of the key features include underground power systems, lush green parks, and a vast main boulevard. Its prime location makes Etihad Town Phase II all the more convenient and attractive for its residents.

Etihad Town Phase I & II are truly a place that encapsulates a luxury living experience allowing it to be an abode where your **dreams become a reality**.





One of Etihad Group's core features has always been to provide its residents with the best of the best and this includes exceptional facilities.

We're proud to provide inimitable amenities like:

- Lush Green Parks & Gardens
- ▲ I Grand Central Mosque
- Facilitated Community Center
- Shopping Malls
- 24/7 Security
- ▲ Commercial Main Boulevard
- Fully Gated Community
- Underground Power Systems

















#### Cosmopolitan Location With a Multiplicity Accessibility

Etihad Town Phase I lies in the heart of Lahore with a location that connects it to the rest of the city in more ways than one could fathom.

The prime location not only allows a connection from the M2 Motorway but also connects from some of Lahore's most renowned and accessible roads including the bustling Raiwind Road, Abdul Sattar Edhi Road, Multan Road, and the infamous Canal Bank Road.

This multiplicity in terms of accessibility makes Etihad Town Phase I all the more desirable to its residents! You deserve to feel connected to the rest of the city.

#### 2 Minutes' drive from M2 Motorway



5 Minutes' drive from Thokar Niaz Baig

- O1 Minute drive from McDonald's Raiwind Road
- O1 Minute drive from Al-Fatah Store Raiwind Road
- 05 Minutes drive from Shaukat Khanum Memorial Cancer Hospital
- A 02 Minutes drive from Canal Road
- 15 Minutes drive form Lahore Ring Road
- 25 Minutes drive from DHA Lahore
- 35 Minutes drive from Allama Iqbal International Airport

#### Location Map - Etihad Town - Phase I







## Contemporary Dual Accessible Location

Our project is designed to be constructed in an ideal location that is not only convenient in terms of connectivity to the rest of the city but also accessible in more than one way.

Etihad Town Phase II is built upon a prime location which is a mere

3 Minutes' drive from Ferozepur Road



4 Minute8' drive from Jia Bagga Dry Port exit Ring Road interchange

giving you the connectivity you desire and making it a location with dual accessibility.

- A 10 Minutes drive from Adda Plot
- 12 Minutes drive from Beaconhouse National University (BNU)
- 15 Minutes drive from DHA Lahore
- 20 Minutes drive from Allama Iqbal International Airport
- 20 Minutes drive from Sharif Medical City Hospital
- 30 Minutes drive from M2 Motorway Toll Plaza

#### Location Map - Etihad Town - Phase II







#### About The Project



#### Etihad Garden (Phase I & II):

#### The Future of Real Estate

Located in the heart of **Rahim Yar Khan**, a cultural connection between two of Pakistan's most diverse provinces i.e. Punjab & Sindh, Etihad Garden is a project that aims to reflect the same richness and distinctiveness.

We launched Etihad Garden Phase I as a one of its kind residential project in Rahim Yar Khan comprising the only McDonald & Dominos franchise in the entire city while looking forward to many others in the near future. Phase I has an extraordinary area spanning **over 2,000 Canals**. After witnessing its ongoing success, we are excited to launch Etihad Garden Phase II by maintaining the same quality and criteria.

A housing community nestled in our very own hometown, Etihad Garden Phase I & II is a project extremely close to our hearts.



#### Prime Commodious Location

**Etihad Garden Phase I & II** has been built and designed in a location that not only encases convenience but also connects the community to the outside world flawlessly. Located on the Airport road a mere few minutes drive from Rahim Yar Khan International Airport coupled with multiple accessibility links like Shahi Road and Belgium Chowk. In addition to this, our location makes it easy for you to get in touch with the city centers.

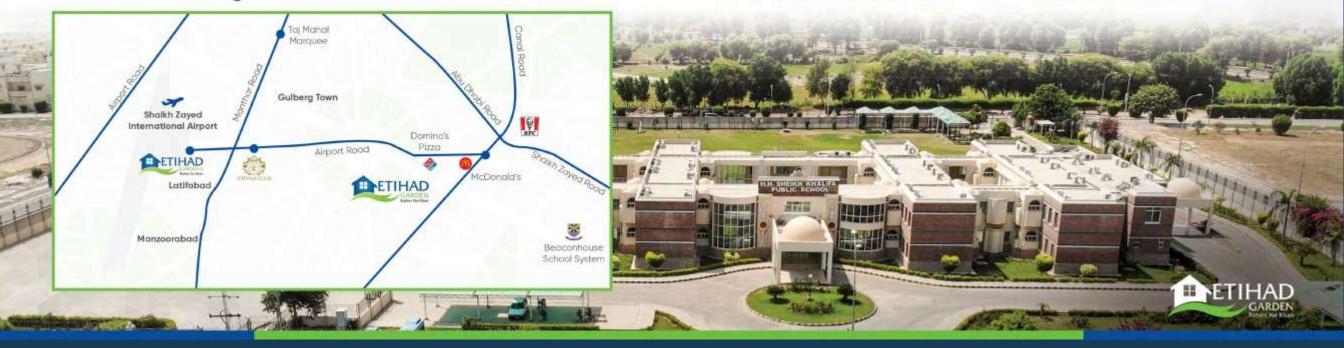
#### Location Map - Etihad Garden - Phase 1& II



The ideal location of Etihad Garden Phase I & II isn't the only promising feature of the residential community. Other exceptional features include:

- Family Parks
- Facilitated Community Center
- Shopping Malls
- 24/7 Security & Surveillance

- ▲ Commercial Main Boulevard
- Fully Gated Community
- Word Class Sports Arena
- Underground Power Systems
- ▲ †† Private Grid Station







UAN: **042 111 99 88 77** 

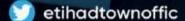
www.etihadtown.com.pk info@etihadtown.com.pk

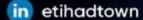
#### **Corporate Office:**

Etihad Town Phase I, Main Raiwind Road, Lahore

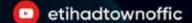
#### Follow Us:















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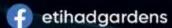
www.etihadgarden.pk info@etihadgarden.pk

#### Main Office:

Etihad Garden Phase I, Airport Road, Rahim Yar Khan

#### Follow Us:

etihadgardenofficial



etihadgardenryk







#### TABEER

Developments

# WE ARE TABEER DEVELOPMENTS

"Dubai's trusted real estate developer for over ten years. Since our inception, we have specialised in the creation of high-quality, affordable residential spaces, and setting new standards for superior living experiences. Each development reflects our dedication to sustainable design, artistic expression, and groundbreaking ideas."

Tabeer, meaning "interpretation" in Arabic, encapsulates our mission to transform the dreams and aspirations of our clients into tangible, extraordinary living spaces. Whether it's the lavish amenities of 48 Parkside or the cosy comfort of Dragon View, Tabeer offers something for every taste.

KNOW MORE 7



# TABEER

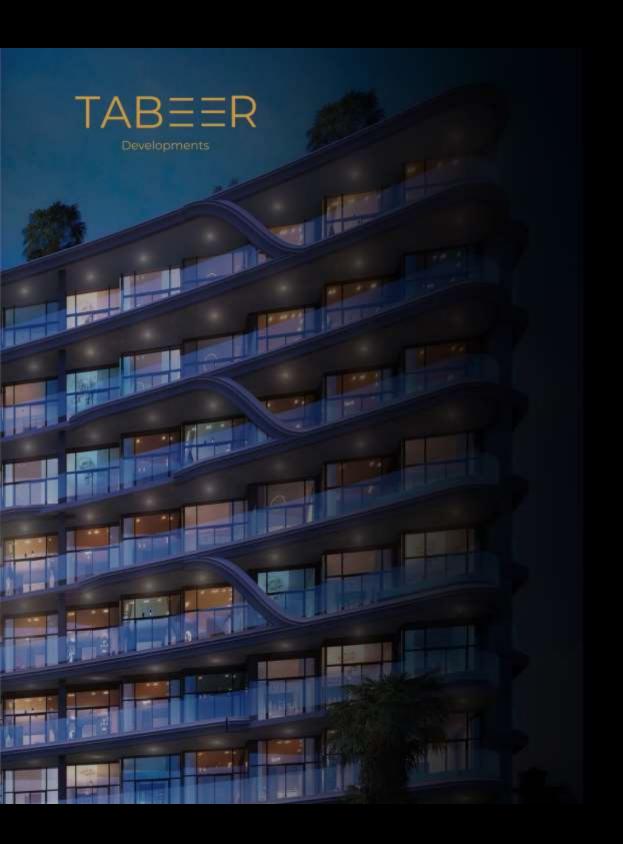
Developments



# Table of Contents

01	ABOUT TABEER	06	HIGHLIGHTS

- O2 ASSOCIATE COMPANIES 07 48 PARKSIDE
- 03 MANAGEMENT 08 99 PARKPLACE
  - 04 MILESTONES 09 PARKSIDE BLVD
- OUR VISION AND VALUES



## About TABER

Since its foundation in 2014, Tabeer Real Estate Developments has established itself as a frontrunner in designing high-quality and luxurious, yet affordable residential spaces. With our emphasis on innovation and top-notch amenities, we have revolutionised the living experiences for both local and expatriate residents.

With each new project, we consistently raise the bar and set new benchmarks for sophisticated, secure, and luxurious homes that cater to a variety of lifestyle preferences. Our emphasis is on modern luxury, which consists not only of superbly crafted interiors, but also of outdoor and rooftop amenities designed to foster communities that thrive in tranquility and comfort.

#### TABEER Developments

## Associate Companies

BRIDGING INNOVATION



















#### Management

"Innovation and creativity are at the very core of Tabeer. With each new project, we seek to push the boundaries of design and create a truly unique living experience, while putting our clients' needs first and fostering a relationship based on trust and care."

#### NAVEED GODIL CHAIRMAN



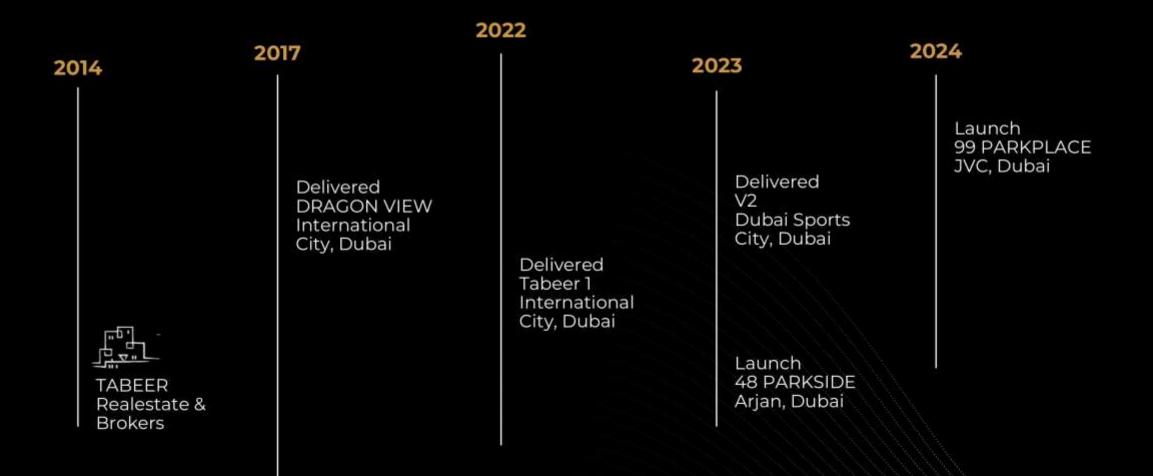


"Tabeer represents our vision of creating luxury and comfort in the bustling heart of Dubai. Our affordable and high-quality solutions cater to a variety of modern lifestyles marked by the strategic locations of our projects and high-end amenities to satisfy the needs of the entire community."

ARSALAN PIRANI



## Milestones



#### TABEER

# Our Vision and Values

### QUALITY AND INNOVATION

Each Tabeer development is a harmony of sustainable creativity, artistry, and groundbreaking innovation.

HOLISTIC LIVING With our top-notch amenities, we transform the concept of residences into communities that thrive in tranquility and comfort.

#### AFFORDABLE LUXURY

Our projects seamlessly integrate modern aesthetics with comfort, luxury, and security.

CUSTOMER SATISFACTION We prioritise customer satisfaction and foster trustworthy and transparent relationships with our valued investors and clients.



## Highlights



#### **DRAGON VIEW**

- 121 apartment
- International City
- Handed over in 2017



#### TABEER 1

- 106 apartments + retail space
- Onternational City
- Handed over in 2022



V2

- 160 apartments
- Dubai Sports City
- Handed over in 2023



48 PARKSIDE

- 187 apartments
- 🕅 Arjan
- Handover in June 2025





48 Parkside redefines modern luxury living by blending meticulously designed upscale apartments and a lifestyle filled with comfort.

Nestled in the lively neighbourhood of Arjan, in close proximity to central city hotspots, 48 Parkside provides the best of both worlds: the tranquility found in its serene rooftop garden and Dubai's signature vibrance.



# 48 PARKSIDE Location

10 minutes to DUBAI HILLS MALL

10 minutes to MALL OF THE EMIRATES

20 minutes to DUBAI AIRPORTS







#### Inside 48 PARKSIDE

- 187 units
- 1, 2, and 3 bedrooms
- Private balcony or terrace
- Exquisite interiors

#### 48 PARKSIDE Lifestyle

48 Parkside features a 30,000 sqft wellness area filled with a range of high-end amenities and a soothing rooftop garden to enhance modern living.





#### TABEER

Developments



BUSINESS CENTRE



BARBECUE AREA



SAUNA



PLAY AREA



LEISURE DECK



INFINITY POOL



KIDS POOL



MINI GOLF



WELNESS CENTRE



99 PARKPLACE LIVE BEYOND



99 apartments



O JVC, Dubai



Completion in December

2025







## Location

5 minutes to THE CIRCLE MALL

12 minutes to DUBAI HILLS MALL

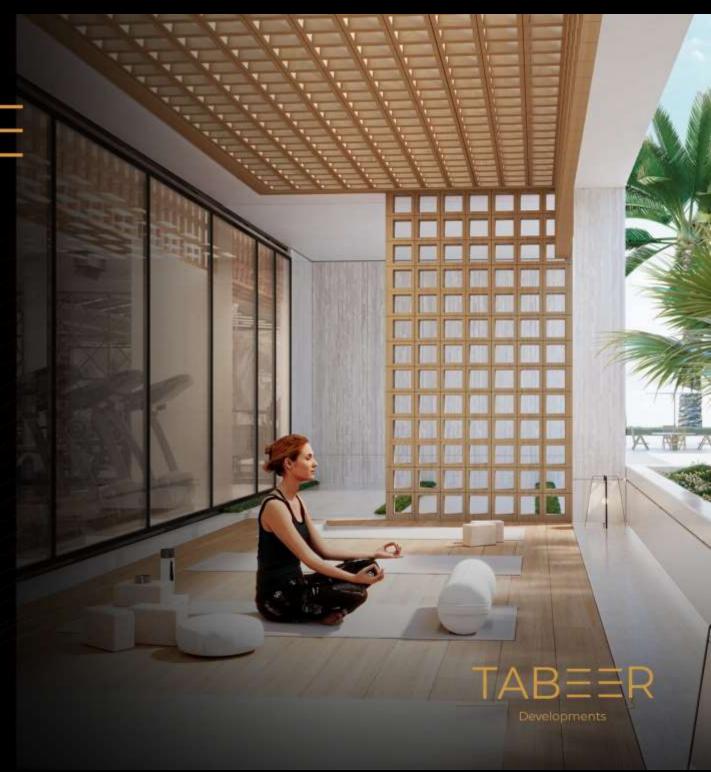
> 20 minutes to DUBAI MARINA

30 minutes to DUBAI AIRPORT

## 99 PARKPLACE Lifestyle

99 Parkplace features expertly curated amenities to level-up your lifestyle:

- Rooftop cinema
- Beach-style pool
- Barbecue area
- Kids play area
- Wellness centre
- Business centre



# 99 PARKPLACE

COMPLETION: DECEMBER 2025



Developments

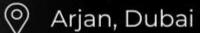






## Recent Launch PARKSIDE BLVD





Completion in Q4 2026



# PARKSIDE BLVD Lifestyle







BEACH STYLE POOL



FITNESS CENTRE







BARBECUE AREA

KIDS PLAY AREA

SAUNA







OLYMPIC-SIZE MEDITATION SMART HOME INFINITY POOL DECK SYSTEM





## TABER

Developments



#### MAAKDREAM PROPERTIES





Home

**About** 

**Allied Companies** 



**Projects** 

Credibility



Contact Us

#### MAAKSONS Group Since 1951





#### **MAAKDREAM**

MAAKDREAM DEVELOPER

PARENT COMPANY OF MAAKSONS

**COMPANY PROFILE** 









#### **COMPANY PROFILE**

MAAKSONS Engineering Corporation Ltd was established in 1951 by Mr. M. A. Aleem Khan. The company has been in the business since then and had worked on several Public Works Development Projects. It was incorporated as "Private Limited" and registered with Joint Stock Companies Lahore in 1984. Maaksons has been enjoying the accumulative Engineering & Construction experience for over six decades. Along with maintaining its legacy, MAAKSONS is now entering a new era of engineering works with its modern approach toward global business.



Field of Operations







 Construction Equipment Rent/Trading

Real Estate Development

Engineering Design Services



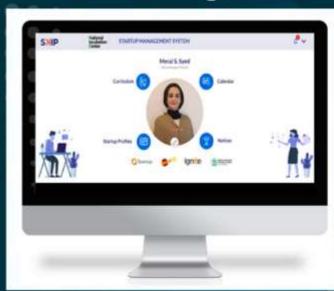
Agro



Facility Management Services



Event Management



Information Technology Services

#### Our Upcoming Projects:-

One By Preston in (Dubai South)



### Our Upcoming Projects:-

Dream Tower (Warsan 4)



#### Our Project:-

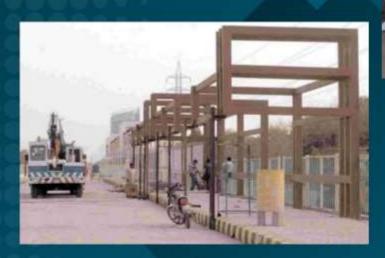
- BRTS Project Package VIII
- BRTS Project Package IIA
- BRTS Project Package V
- Signal Free Corridor Walton Road
- Corporate-7
- Underpass between H-8/H-9, Islamabad
- Signal Free Corridor DHA Lahore
- Soan River Bridge, Islamabad
- Defence Raya Golf & Country Club
- Penta Square (Block A & B) CCA Phase-5
   Package 02

### BRTS Project -Package VIII

Constructed over a length of 04 km on either side with a 4-Lane on each side and grade-separated facility from Zero Point to Faizabad Interchange (Phase-I). Construction of an interchange at the I-8 Intersection in Islamabad is one of the remarkable projects, including underground electrification, HT/LT removals, and the installation of transformers, as well as a complete horticulture, landscaping, and storm water drainage system

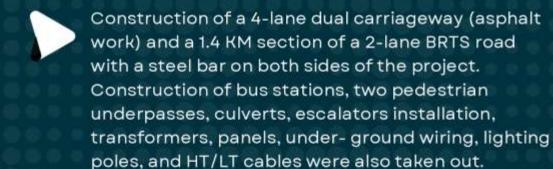
Duration: June 30, 2015 to December 05, 2015 Capital Client: Development Authority (CDA)







## BRTS Project -Package IIA



Duration: August, 2012 to February 10, 2013 Client: TEPA / LDA







## BRTS Project -Package V

Construction of Bus Rapid Transit System (BRTS Project) for Lahore-Ferozepur Road Corridor (Package-V). Construction of 3.9KM length of 2-Lane BRTS Road including steel bar on both sides, along-with 5-Lane dual carriageway (asphalt work) on each side of the project. Construction of Bus Stations, pedestrian bridges, underpass, culverts and installation of Escalators, Generators, Panels, Lighting Poles etc.

Duration: August 07, 2012 to February 10, 2013 Client: TEPA/LDA







#### Corporate-7

Corporate-7 is a project by Maaksons Engineering Corporation Ltd. It is the first project in Gulberg Greens with CDA NOC. The international corporate building in Islamabad complies with all safety standards and international codes. It has Luxurious reception areas, a smart building manage- ment system, a temperature-controlled double-height ground floor & corridors with elevators for independent accessibility. All luxurious facilities are being provided at only one platform, Corporate 7.

Duration: June 2020 June 2021

Client: Corporate-07, at Plot No. 1& 20, Executive Block, Gulberg Greens, Islamabad







#### Corporate 5



Corporate-5 is an ongoing project by Maaksons Engineering Corporation Ltd. It is Maaksons' second project in Gulberg Greens with CDA NOC. It's an international corporate building in Islamabad. The project is midway through Islamabad and surrounded by greenery. It has a well-developed Infrastructure with all safety standards and international codes. It has all the modern features and amenities available.





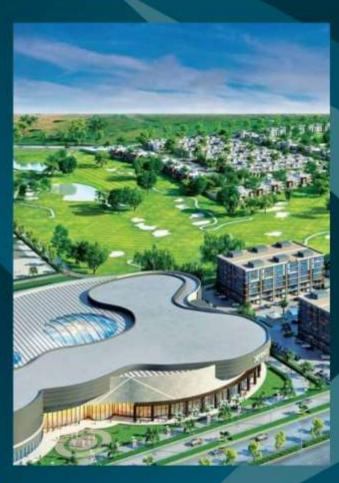
# Defence Raya Golf & Country Club



Construction Of Defence Raya Golf & Country Club (DRGCC) DHA Phase VI Lahore. was constructed by Maaksons Engineering Corporation Ltd in the tenure of two years. Defence Raya portrays remarkable building construction by Maaksons corporation that comprises foundation and basement with multi-level floors and boundary wall.

Duration: 2015-2017 Client: DHA Lahore





#### Garden Square



Garden Square Developers' project in Eminabad is an economic housing scheme. The initiative has public benefit and is a first-of-its-kind private sector partnership to provide low income households with cutting-edge housing. Our main goal is to provide everyone with high-quality services at a reasonable cost of living.

As one of the largest economic projects in Pakistan's history, the "Naya Pakistan Housing Scheme," which is Prime Minister Imran Khan's vision for affordable housing, is meant to be realized through the partnership.









#### **MAAKDREAM**

# THANK YOU FOR YOUR ATTENTION







Instant Video Call

ABOUT US

To exit full screen, press and hold | Esq

+971 55 2896500 info@empiredevelopment.com

LOGIN

REGISTER BROKER



**FASTEST GROWING REAL ESTATE DEVELOPER AWARD** 

#### **EMPIRE**

**DEVELOPMENTS** 

PROJECTS

CONTACT US











The Growth Equation

# 



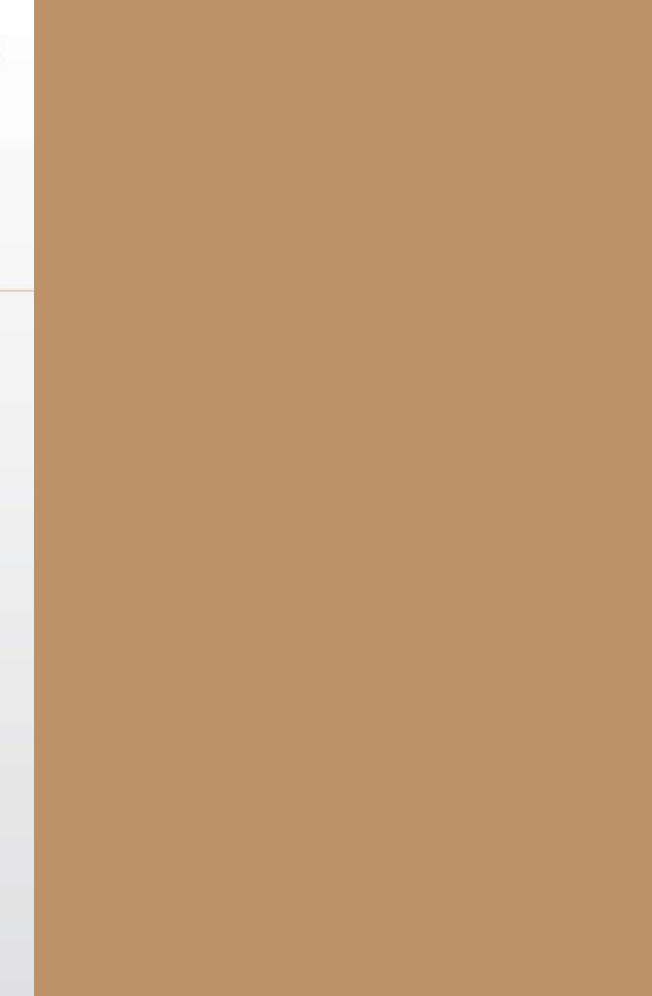




## THE GHANI SYMPHONY

Under the visionary leadership of Mr. Kamran Ghani, Ghani Holdings has thrived since its UAE Inception in 1995. The corporate holdings of the company span a wide array of industries, such as Import-export, tourism, hospitality, automobile trading and real estate. The company excels in client services, organizational efficiency, and financial acumen. In 2016, the establishment of Plazzo Development Real Estate LLC, owned by Ghani Holdings, marked a strategic milestone, solidifying its real estate presence. A, dynamic conglomerate managing investments, subsidiaries, and trading. Ghani Holdings exemplifies innovation, design, and co-existence, woven into a success story of excellence in the corporate landscape around the world.







## MESSAGE FROM CEO

I am excited to unveil Ghani Holdings' success formula, rooted in our commitment to excellence, innovation, and collaboration. Our conglomerate thrives on the combined efforts of our dedicated team, much like a well-coordinated orchestra creating a symphony. With dedication to collective progress, we drive innovation across all fronts. I extend heartfelt thanks to our team for their unwavering dedication. Together, let's celebrate and forge ahead, shaping Ghani Holdings' continued success.

KAMRAN GHANI Ghani Holdings



## SYNERGY.



Hot wheels Car Rental

was established.

Under the nurturing guidance of Mr. Kamran Ghani, Ghani Holdings has flourished since its inception in the UAE in 1995, akin to a diligent gardener tending to promising seeds. Across its diversified portfolio, which includes import-export, tourism, hospitality, automobile trading, and real estate, Ghani Holdings cultivates
each venture with care and precision. Its commitment to client satisfaction, operational efficiency, and financial prowess serves as fertile soil for growth.

#### 1995

Ghani Holdings initiated in UAE.

#### 2009

Colombia Used Cars & Auto Spare Parts Trading LLC was established as a general trading company based in Sharjah.

#### 2003

Best Homes real estate was established.

#### 2005

Zone Tourism LLC a travel agency company based in Dubai was established.

## 2015

The Group was established.

### 2016

Plazzo Development Real Estate was established.



## **EMPIRE**

#### **DEVELOPMENTS**

## DELIVERED PROJECTS \_



## EMPIRE RESIDENCE - JVC

Empire Residence, located in the vibrant community of Jumerah Village Circle (JVC sets the benchmark with its world-class facilities and amenities, catering to the needs of its residents. The spacious floor plan units encompass elegantly designed studios, and 1 & 2-bedroom apartments, complete with high-end furnishings. Experience the epitome of luxury with our meticulously crafted interiors and exteriors, elevating your living experience to unparalleled heights.

2024

### PLAZZO HEIGHTS - JVC

Discover Plazzo Heights in Jumeirah Village, Dubai – a prime location near community centres, schools, and hospitals, with easy access to Al Khail Road. Enjoy private gardens, sauna, gym, and pools for adults and kids. Embrace a vibrant lifestyle with parks, sports fields, schools, and mosques at your doorstep.

2020





#### PLAZZO RESIDENCE - JVT

Plazzo Residence presents contemporary studios, one-bedroom, and two-bedroom apartments, along with retail spaces, featuring world-class elite amenities for all residents. Its unparalleled proximity to shopping complexes and prime business areas renders JVT one of Dubai's most covered residential addresses.

2018

## PLAZZO RESIDENCE

Plazzo Development Real Estate stands as one of Dubai's leading real estate developers, renowned for crafting affordable luxury residences. With a team rich in experience and expertise, the group has pioneered numerous feasibility studies for innovative projects. As Plazzo Development Real Estate strives to capture the top market share in the UAE, it remains dedicated to expanding its global footprint. The company's vision is to redefine industry standards, aspiring to become the most credible and influential real estate developer in the region.



## PLAZZO HEIGHTS

Plazzo Heights is a contemporary residential haven in the heart of Jumeirah Village Circle (JVC), Dubai. This modern six-storey building, completed in 2019, features two additional basement levels dedicated to parking. Plazzo Heights offers freehold apartments, including studios, one-bedroom, and two-bedroom units. Designed for today's lifestyle, Plazzo Heights offers a wide array of amenities. Residents can enjoy a state-of-the-art gym, a refreshing swimming pool, and a relaxing sauna. The barbecue area provides a perfect spot for social gatherings, while the children's play area makes it ideal for families. Safety is a top priority with 24/7 security staff and CCTV surveillance.



## EMPIRE RESIDENCE

Empire Residence in Jumeirah Village Circle offers luxurious living with its world-class facilities and amenities. The spacious floor plans include elegantly designed studios, and 1- and 2-bedroom apartments, all complete with high-end furnishings. Precisely crafted interiors and exteriors elevate the living experience to unparalleled heights. Residents enjoy a vibrant community atmosphere and exceptional comfort, making Empire Residence the benchmark for luxury and sophistication. Experience the epitome of refined living in this premier residential destination.



## EMPIRE DEVELOPMENTS

## RECENTLY LAUNCHED PROJECTS

#### EMPIRE ESTATES - ARJAN

Experience unrivalled elegance at Empire Estates! Step into a world of refined living with our luxurious residential development, showcasing spacious and impeccably crafted apartments. Beyond mere beauty, we set new standards of extravagance with unmatched amenities that surpass all expectations.

#### RECENTLY LAUNCHED





### EMPIRE LIVINGS IN DUBAI SCIENCE PARK

Empire Developments introduces an upcoming residential tower in Dubal Science Park, set to recelline modern living with its innovative design and luxurious amenities. Anticipate a landmark of sophistication and comfort, promising unparalleled urban living experiences in the heart of Dubai's dynamic landscape.

#### RECENTLY LAUNCHED





Perfectly situated in the heart of Dubai's Arjan district, Empire Estates provides unparalleled convenience. Just minutes away from major attractions like Mall of the Emirates, Dubai Miracle Garden, and Global Village, along with top-notch healthcare and educational facilities nearby, this project offers a lifestyle of luxury and accessibility. With meticulously designed apartments, Versace and Robero branded residences and exceptional amenities including a suspended fitness studio... The Sky Gym. Empire Estates redefines opulent living in the city, making it your ultimate playground of sophistication for you to enjoy the next level urban luxurious living.









1,2 & 3 BED APARTMENTS



MULTI STORY DUPLEXES

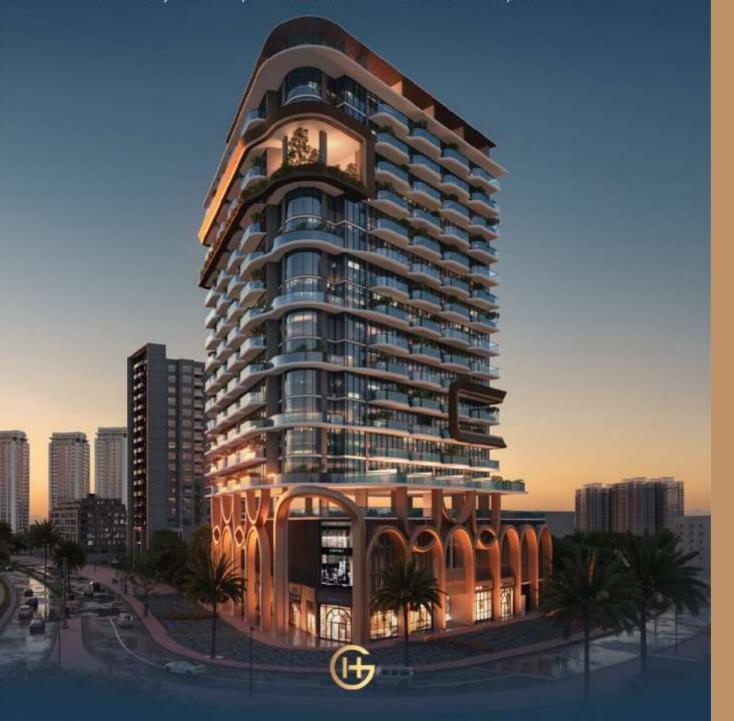


IDEAL AMENITIES





Experience the epitome of luxury at Empire Livings in Al Barsha – South, Dubai. This premium residential high-rise offers a range of Studio, 1 Bed, and Duplex apartments across 18 floors, designed to meet the highest standards of modern living. Enjoy exclusive amenities including a state-of-the-art gym and upscale retail shops. With secure parking available across two basement levels and two additional floors, convenience and comfort are at your doorstep. Welcome to a new standard of urban sophistication.



# THE EXPONENTIAL EDGE



# **EMPIRE DEVELOPMENTS** Empire Development's mission is to craft top-tier high-rises, merging luxury with affordability. Our latest endeavor, Empire Residence in Jumeirah Village Circle, epitomizes this ethos. With a G+15 structure, it boasts amenities like a fully equipped gym, 24/7 security, a swimming pool, rooftop recreational space, cinema, and advanced smart home integration.



## STRUCTURE DYNAMICS

Empire Developments, a dynamic and innovative company dedicated to shaping the future of real estate and urban development, operates with a clear organizational structure designed to optimize efficiency and collaboration. Our organogram illustrates the and relationships within our organization, showcasing the diverse talents and expertise that drive our success.



## **DEVELOPMENT**

1000 HOMES DELIVERED



## **SALES & MARKETING**

**OVER 1.5 BILLION AED IN PROPERTIES SOLD** 



## CONSTRUCTION

4 PROJECTS DELIVERED BEYOND QUALITY STANDARDS APPROVED/TESTED



# OUR BUSSINESS



Nestled in the vibrant Business Bay district, Park Regis offers a prime location amidst iconic attractions, catering to both business and leisure guests. Boasting 208 luxurious rooms, 24-hour dining, versatile event spaces, and leisure amenities, it promises a memorable stay.







Colombia Used Cars & Auto Spare Parts Trading LLC, born from a 2002 partnership between Ghani Holdings and Mr. Muhammed Zubair Hannan, has experienced remarkable expansion. With offices nationwide and a monthly import of over 350 cars, it stands as one of the largest entities in Sharjah Industrial Area 4.







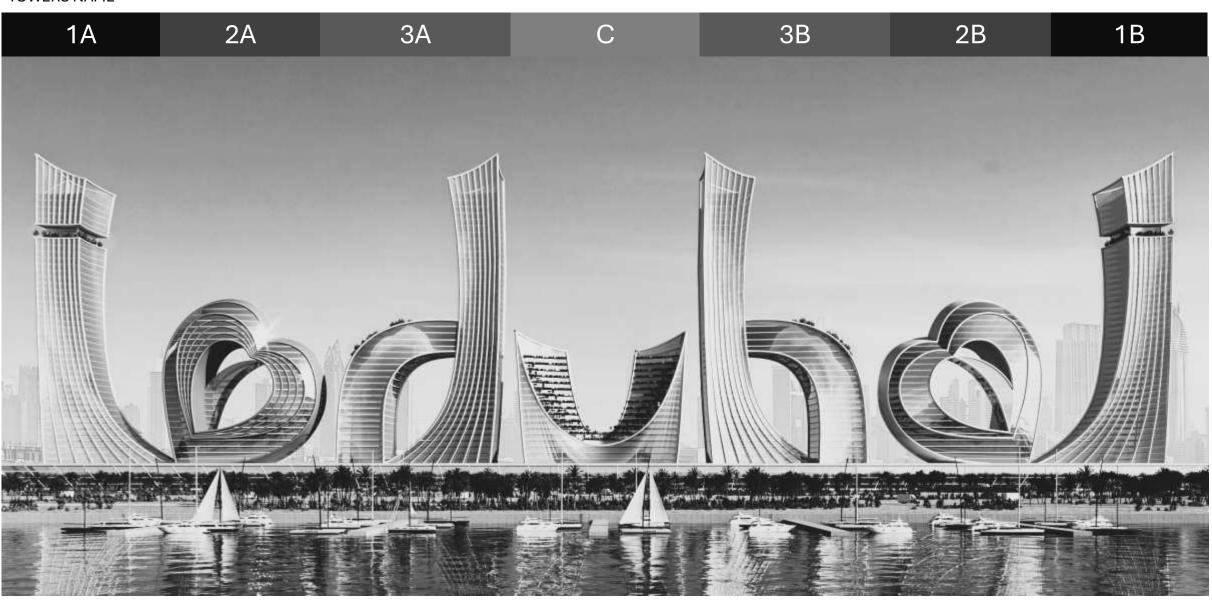






## I LOVE DUBAI – PLOTS AND GFA STUDIES

**TOWERS NAME** 



GFA (SQ. FT)

410,678	454,897	688,702	615,894	688,702	454,897	410,678
FAR						
5.29	5.50	6.95	6.50	6.95	5.50	5.29

## I LOVE DUBAI – PLOTS AND GFA STUDIES

	ILU	/E DUBAI -	- PLOIS AI	ND GFA 51	ODIE2	
TOWERS NAME						
1A	2A	3A	С	3B	2B	1B
BUILDINGS SETBACK						
40M 42M 16	м 62М 52	M 78M 23	2M 88M 22	2M 78M	52M 62M	16М 42М 40М
PLOTS DIMENSIONS	/ METER.					1
-						7555
			MALL			
90M	96M	115M	110M	115M	96M	90M
PLOTS SIZE (SQ M.)	TOTAL PROJEC	CT PLOT LENGTH 712M	TOTAL F	PROJECT PLOT SIZE (712M * PROJECT GFA : 3,724,448 SC CT FAR : 4.55		
7,200	7,680	9,200	8,800	9,200	7,680	7,200
PLOTS SIZE (SQ FT.)	·	, , ,		·	·	· ·
77,500	82,667	99,028	94,723	99,028	82,667	77,500
HEIGHT						
G+40	G+26	G+40	G+26	G+40	G+26	G+40
GFA (SQ. FT)						
410,678	454,897	688,702	615,894	688,702	454,897	410,678
FAR						
5.29	5.50	6.95	6.50	6.95	5.50	5.29

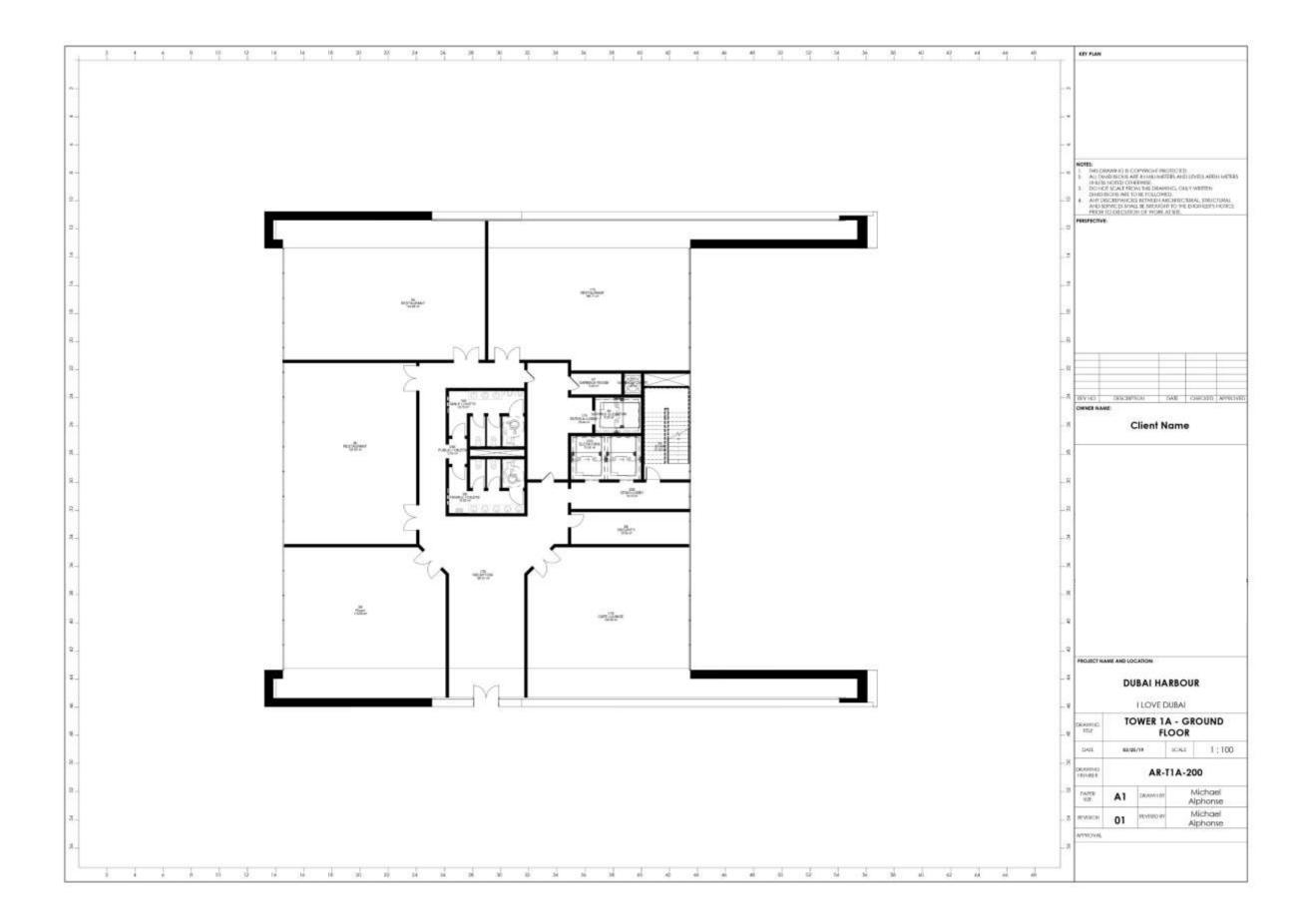
23M

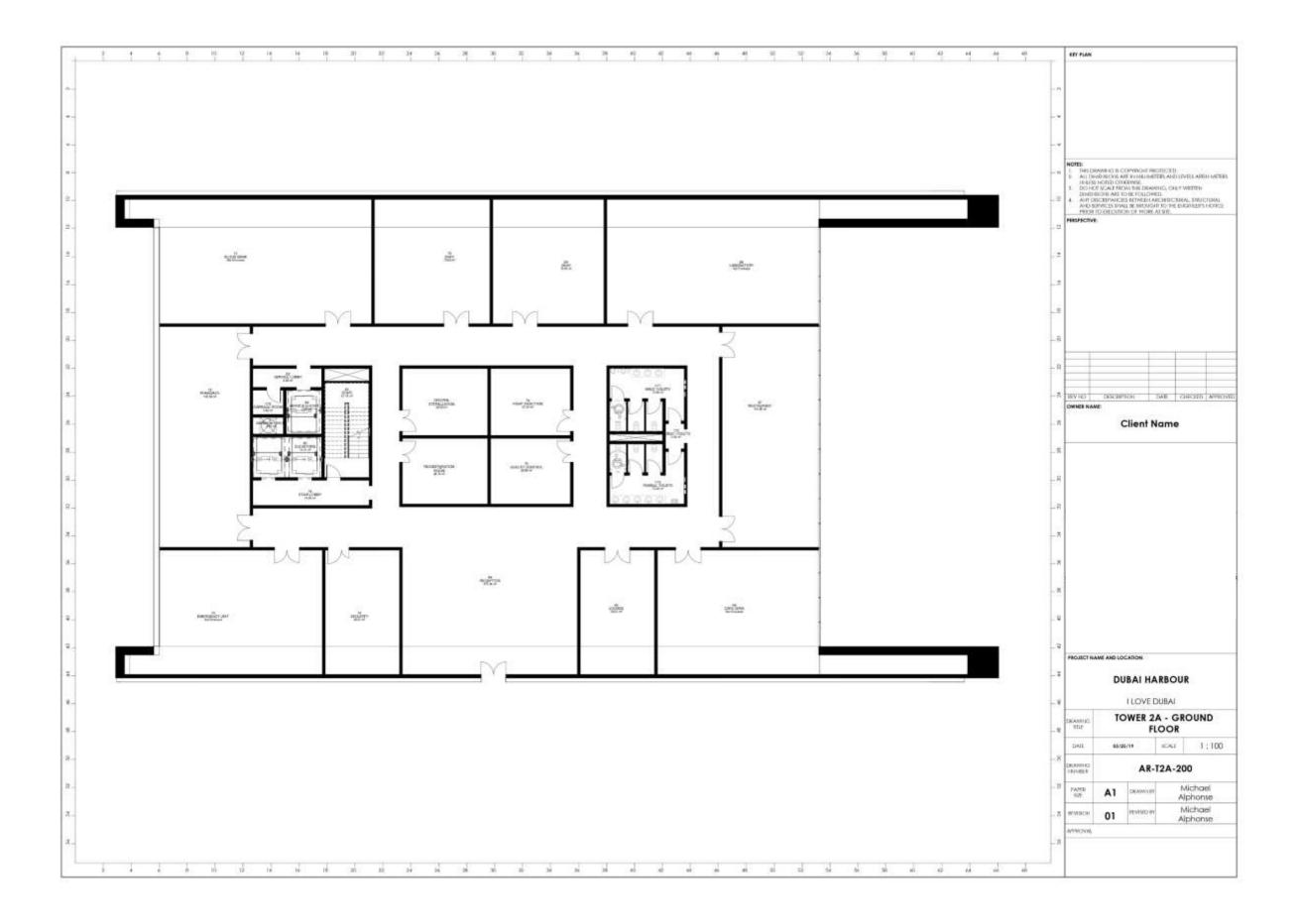
34M

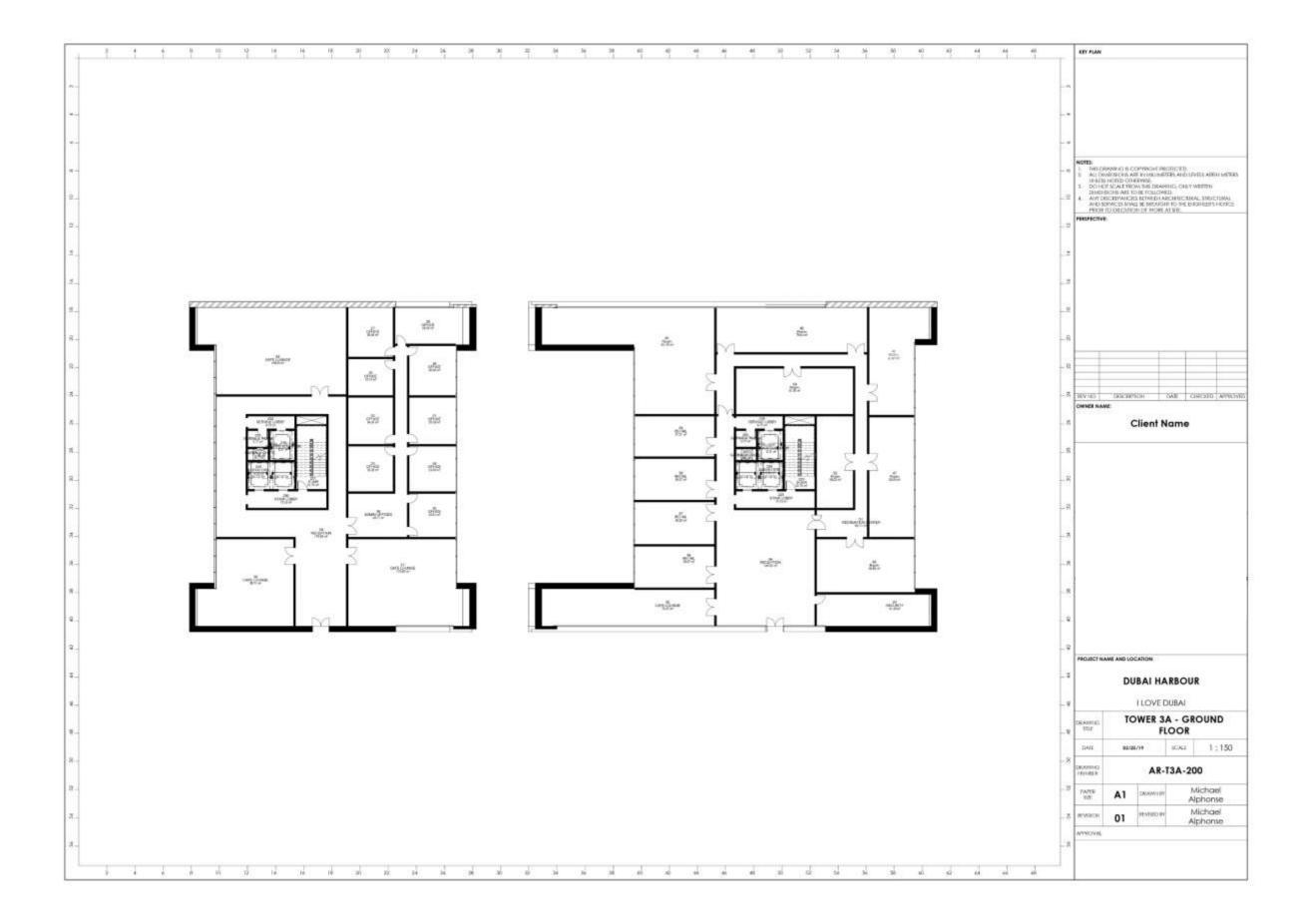
23M

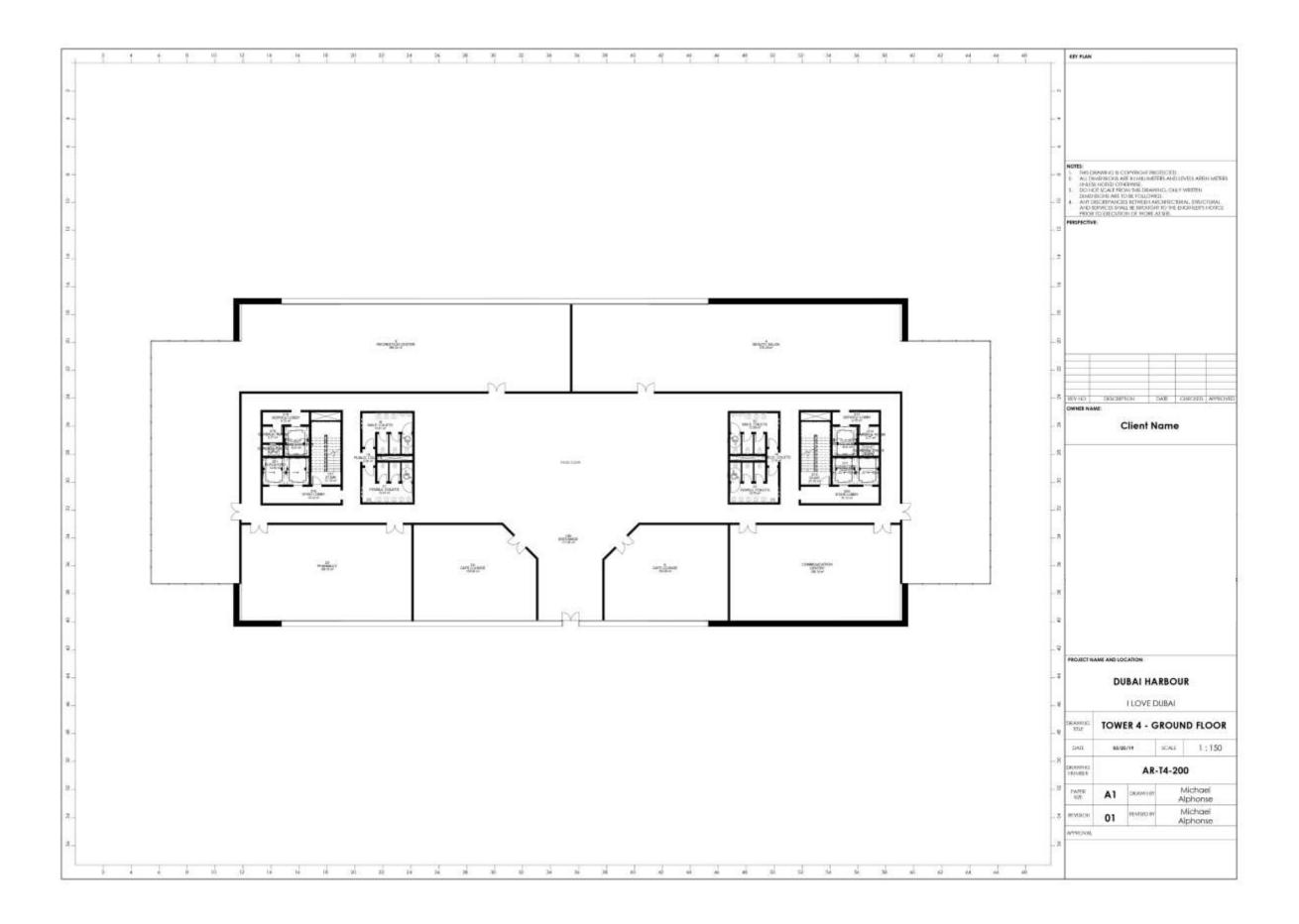
20M

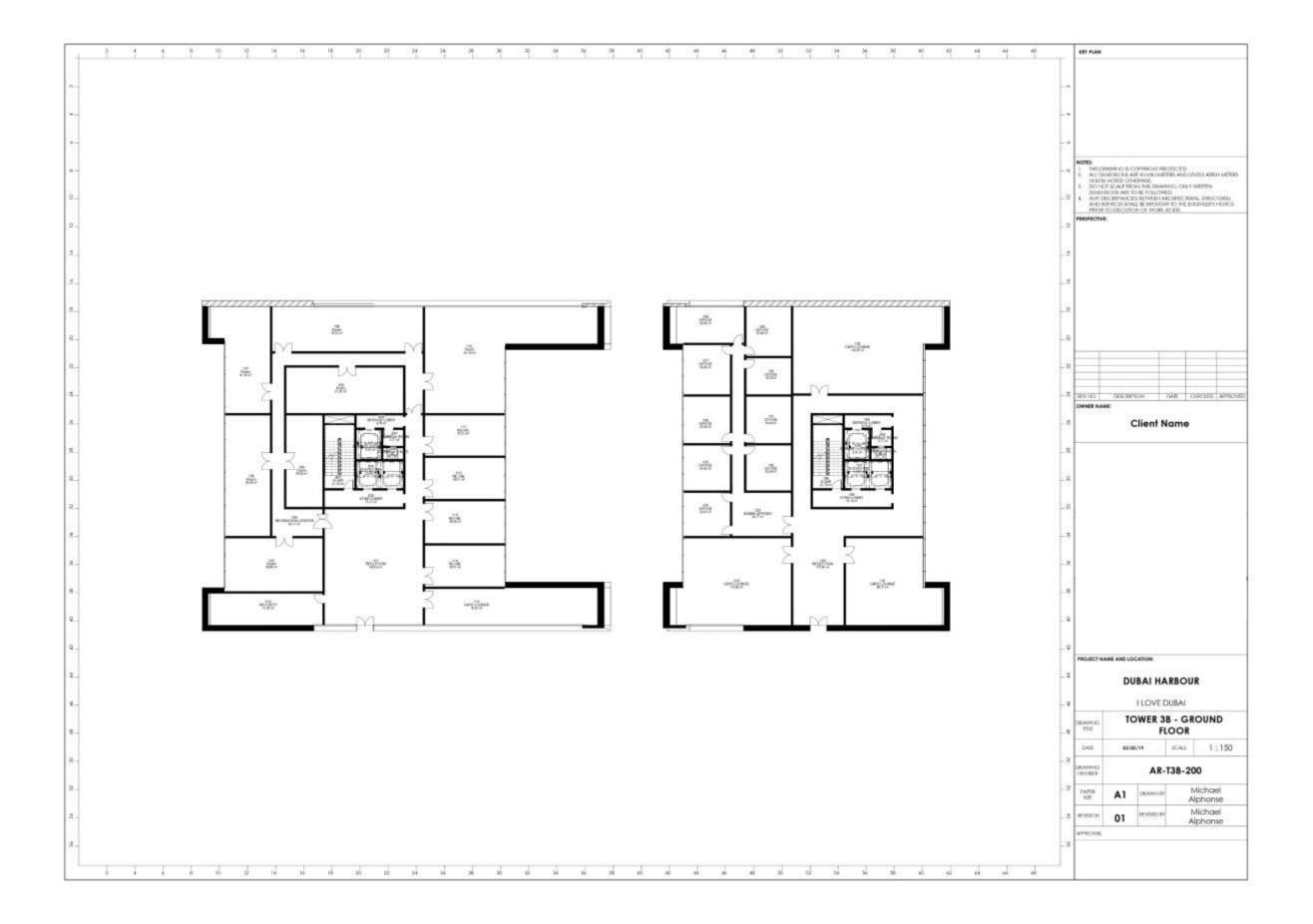
50M

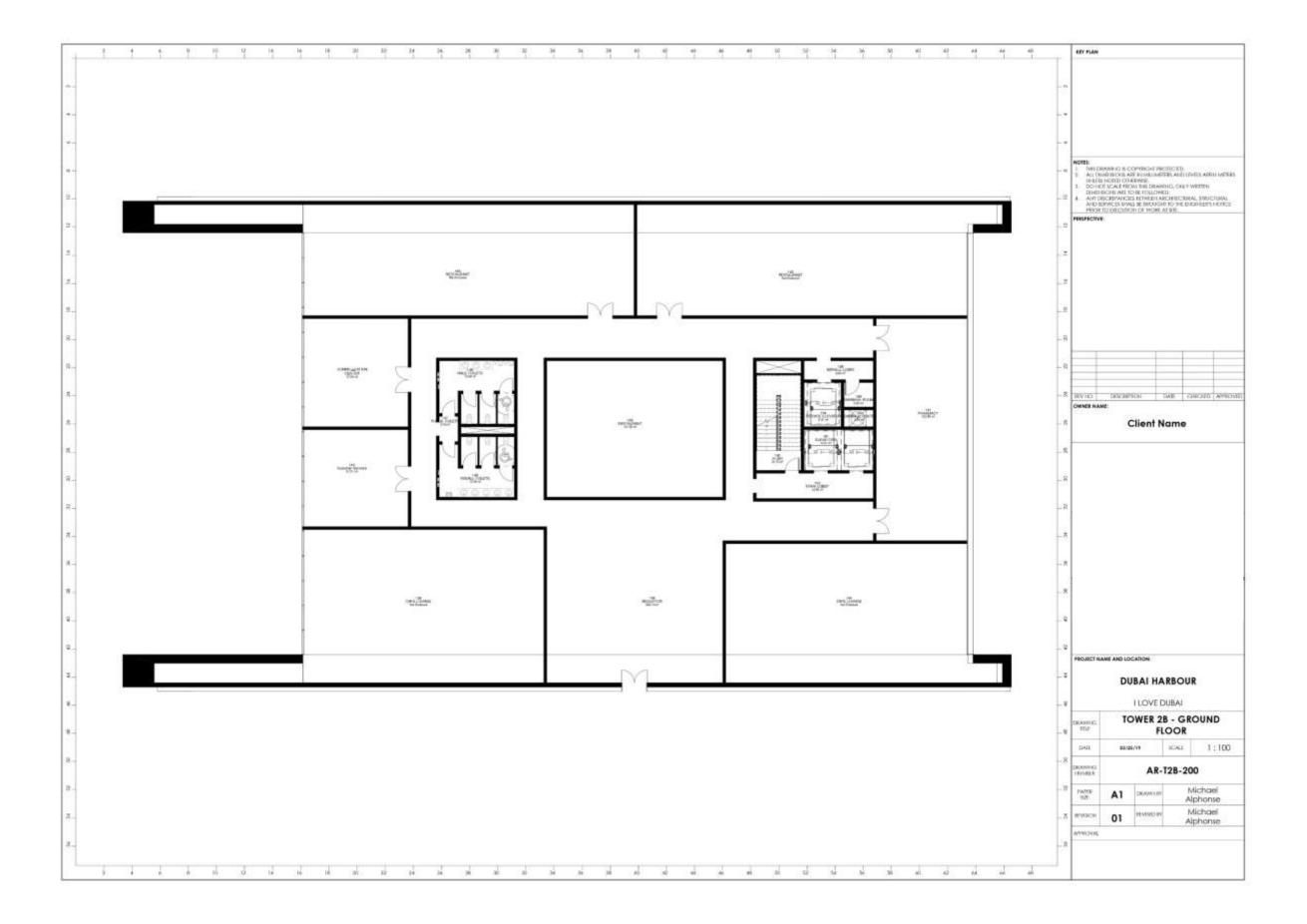


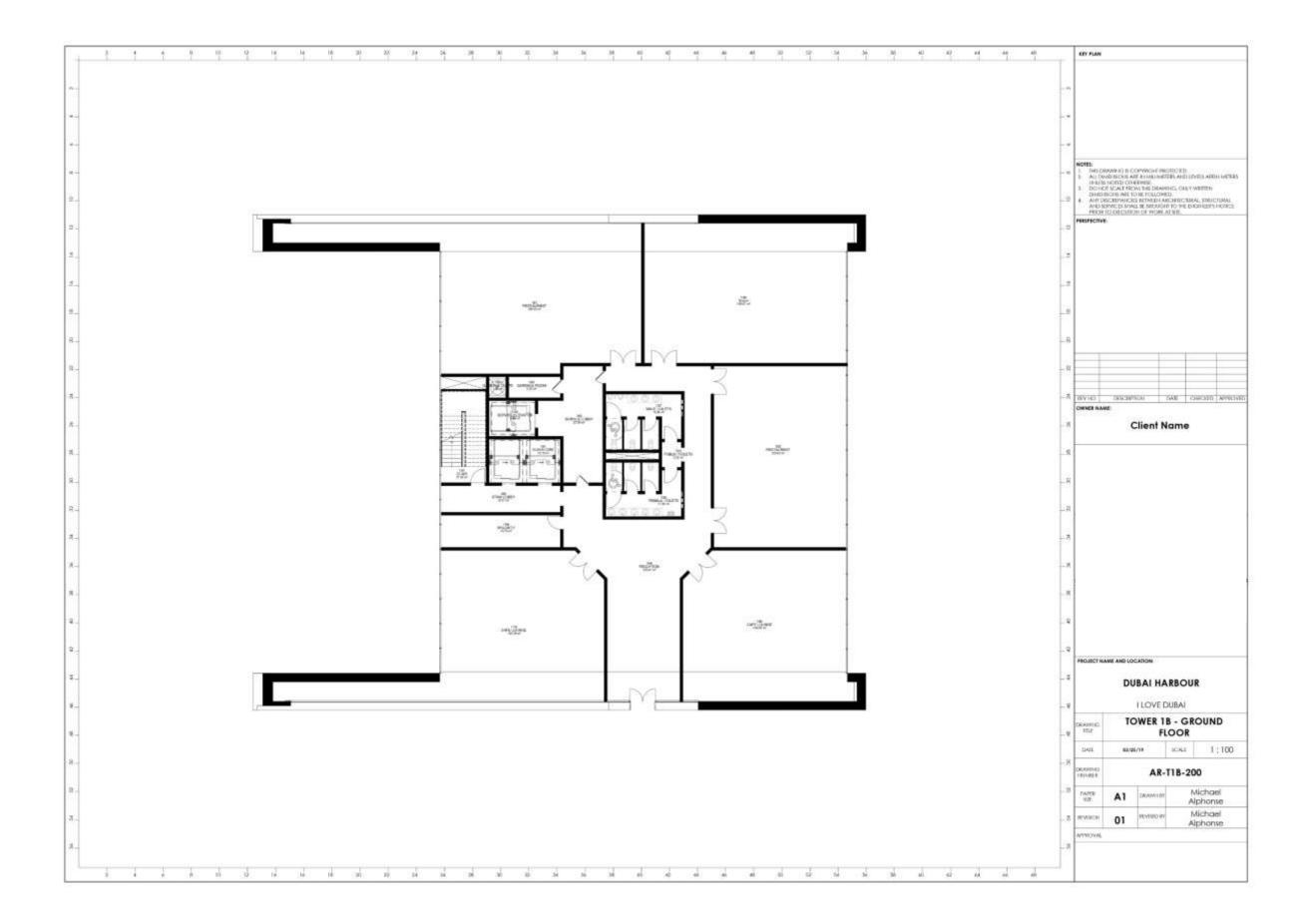


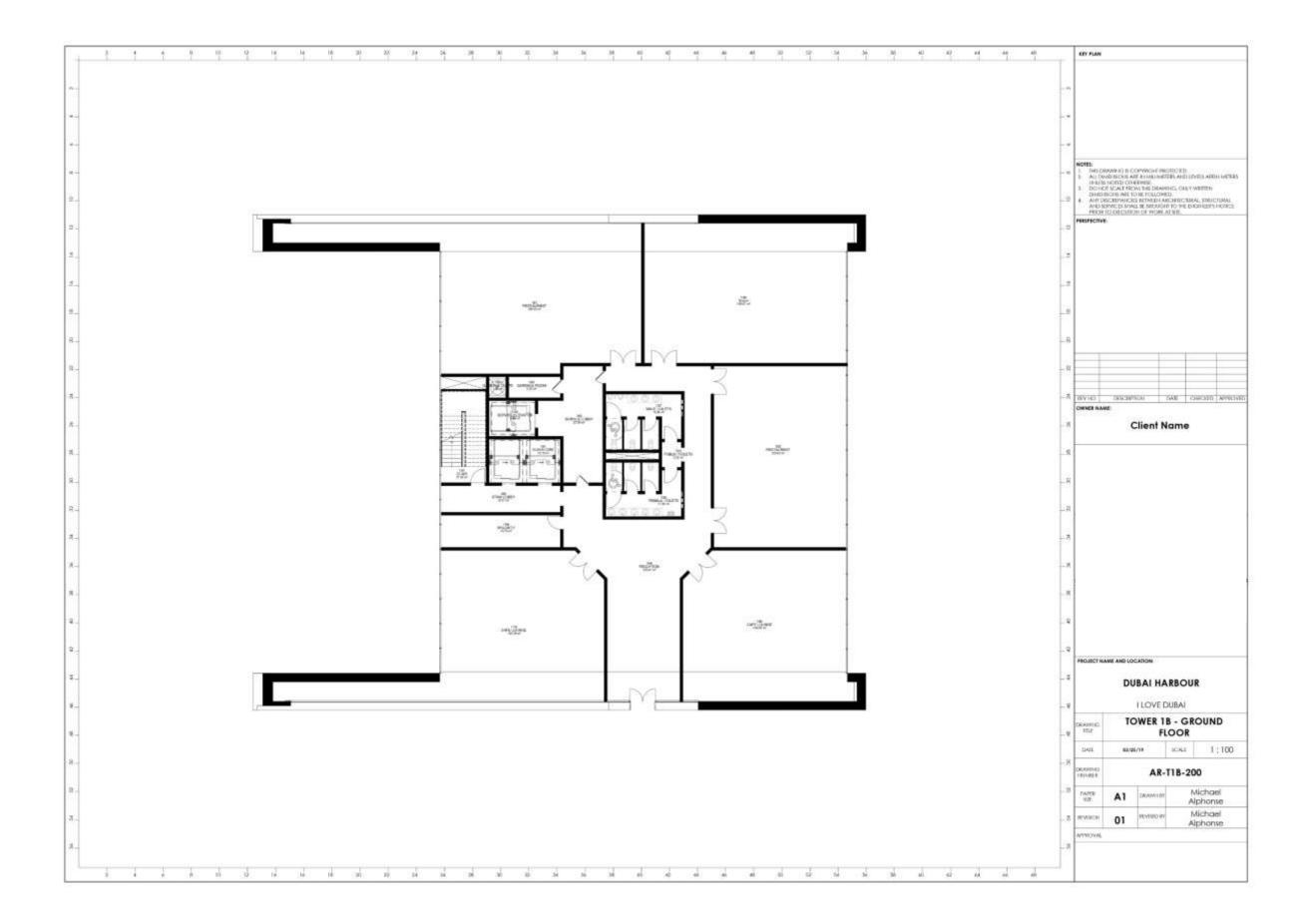
















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